

\$239,000 - 1302 Highway 201, Round Hill

MLS® #202515232

\$239,000

4 Bedroom, 2.00 Bathroom, 1,313 sqft

Single Family on 2.42 Acres

Round Hill, Round Hill, Nova Scotia

Set back from the road on a 2.4-acre lot, this charming over-under duplex offers views of the North Mountain, privacy, and a world of potential. Brimming with personality and opportunity, this property is priced to make it the perfect investment whether you're looking to generate income, live in one unit and rent the other, or convert it back into a spacious single-family home with room to grow. The main floor features two generous bedrooms, a large eat-in kitchen ideal for family meals, a cozy yet spacious living room with a heat pump for efficient comfort, a full 4-piece bath, and additional warmth provided by a forced air oil furnace. Upstairs, the second unit offers its own two-bedroom layout, a kitchen, living room, 4-piece bath, and electric baseboard heating making it an excellent space for rental income, in-laws, or guests. Separate power meters add convenience and flexibility for any arrangement. Outside, the expansive garage offers endless possibilities use it as a workshop, storage space, or a creative haven. The generous lot provides ample room for outdoor enjoyment, or even possibly starting a small hobby farm. Just 10 minutes from the vibrant Town of Annapolis Royal, you'll enjoy the peace of rural living with the convenience of amenities close at hand. Full of charm and potential, this property is your chance to secure a smart investment or create the lifestyle you've been dreaming of. Don't miss out book your private tour today! (id:6289)



Essential Information

Listing #	202515232
Price	\$239,000
Bedrooms	4
Bathrooms	2.00
Square Footage	1,313
Acres	2.42
Type	Single Family
Sub-Type	Freehold

Community Information

Address	1302 Highway 201
Subdivision	Round Hill
City	Round Hill
Province	Nova Scotia
Postal Code	B0S1A0

Amenities

Parking	Detached Garage, Garage, Gravel
# of Garages	2

Interior

Appliances	Range - Electric, Dryer, Washer, Refrigerator
Cooling	Heat Pump
# of Stories	2

Exterior

Exterior	Wood shingles, Vinyl
Foundation	Stone

Listing Details

Listing Office	Exit Realty Town & Country
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