

# \$1,445,000 - 125 Indian Path Road, Indian Path

MLS® #202519319

**\$1,445,000**

3 Bedroom, 2.00 Bathroom, 1,993 sqft  
Single Family on 1.34 Acres

Indian Path, Indian Path, Nova Scotia

Experience coastal luxury in this brand-new, ICF-constructed oceanfront home, perfectly positioned on 1.34 private, southeast-facing acres. Thoughtfully designed for comfort, efficiency, and breathtaking views, this 2,067 sq. ft. contemporary masterpiece is the ultimate seaside sanctuary. Step inside to an open-concept living space adorned with hickory hardwood floors and modern fixtures, from impressive feature lighting to custom hand rails. The expansive triple-glazed, hurricane-proof windows frame stunning ocean vistas while providing superior energy efficiency and storm protection. The main level is designed for modern living where you'll find the open kitchen, living, dining room, primary bedroom with ensuite and a bright and airy sunroom, perfect for soaking in the coastal scenery. Continuing down to the light lower level, also designed for seamless indoor-outdoor living with its full size walk out doors to the garden in the family room, 2 more bedrooms, a luxurious bathroom, laundry and office nook. The property features two walk out decks, ideal for entertaining or simply unwinding to the sound of the waves. A ducted heating and cooling system ensures year-round comfort, making this home as practical as it is beautiful. Outside, the professionally terraced lawn leads to granite rock tiered walls, enhancing the natural beauty of the shoreline. Enjoy protected kayaking waters right from your doorstep, offering a tranquil escape for paddlers of all levels. This



prime location is less than 10 minutes from Lunenburg, a UNESCO World Heritage town brimming with history and charm. You're also just minutes from the LaHave Ferry, the quaint Rose Bay General Store & Bistro, and some of the South Shores most stunning beaches and just 80 mins to the Halifax Airport. A rare opportunity to own a brand-new, high-quality oceanfront home in one of Nova Scotias most sought-after coastal settings. All home visits must be booked through the Real Estate Agent - No trespassi (id:6289)

**Essential Information**

Listing #	202519319
Price	\$1,445,000
Bedrooms	3
Bathrooms	2.00
Square Footage	1,993
Acres	1.34
Type	Single Family
Sub-Type	Freehold
Style	2 Level

**Community Information**

Address	125 Indian Path Road
Subdivision	Indian Path
City	Indian Path
Province	Nova Scotia
Postal Code	B0J2C0

**Amenities**

Amenities	Golf Course, Park, Shopping, Place of Worship, Beach
Features	Treed, Sloping, Level
Parking	Gravel, Parking Space(s)
View	Ocean view
Is Waterfront	Yes
Waterfront	Waterfront on ocean

## Interior

Appliances	Range - Electric, Dishwasher, Dryer, Washer, Microwave, Refrigerator, Wine Fridge, Water purifier, Water softener
Cooling	Central air conditioning, Heat Pump
# of Stories	1

## Exterior

Exterior	Wood siding
Exterior Features	Landscaped

## Listing Details

Listing Office	Engel & Volkers (Lunenburg)
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