

\$395,000 - 1629a Highway 246, West New Annan

MLS® #202522354

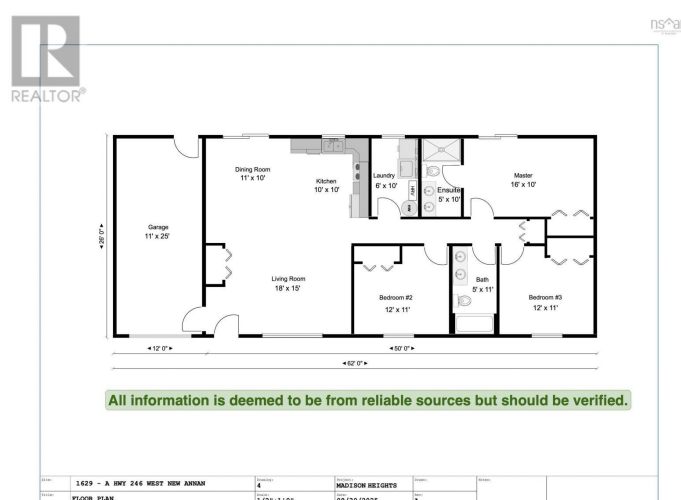
\$395,000

3 Bedroom, 2.00 Bathroom, 1,300 sqft

Single Family on 0.85 Acres

West New Annan, West New Annan, Nova Scotia

Welcome to Madison Heights, a new subdivision located just mins from Ski Wentworth & 15 mins to the village & beaches of the Northumberland Shore. Whether you're looking to retire, find a weekend getaway, or simply enjoy country living, this location offers the perfect balance of relaxation & recreation. This brand-new, 1 level home features 3 BRs & 2 full baths. The open-concept kitchen, dining & living area is bright & functional, with a heat pump for efficient comfort & patio doors leading to a concrete patio. The kitchen includes a water line for the fridge, ample cabinetry & a stainless steel dishwasher, with an appliance package available. The primary BR is a true retreat with its own patio doors, spacious ensuite with walk-in shower & double-sink vanity with solid surface countertops. 2 additional BRs are generously sized & the guest bath also offers double sinks & solid surface countertops. Both baths come complete with mirrors, towel bars & toilet paper holders. A separate laundry room houses the hot water heater & air exchanger, while a double coat closet near the entry adds convenience. The attached garage provides direct access to the home & a secondary door to the backyard, making it perfect for ski gear, ATV's, snowmobiles or watercraft. The front entrance also features keyless entry. Ask your REALTOR® about available options, including a kitchen island & other customizations. Wentworth is a haven for



outdoor enthusiasts with Ski Wentworth, Wentworth Provincial Park, ATV & snowmobile trails, hiking & waterfalls all nearby. Essentials are just 14 mins away at the Wentworth Market (groceries, gas, NSLC), while Tatamagouche (15 mins), Wallace (25 mins) and Pugwash (35 mins) offer additional shops, dining, golf, marinas & beaches. Images are virtual renderings for illustration only. Finishes & specifications may vary. Rooms sizes are from plan & are approximate. Lot size is approximate until it is officially surveyed.
(id:6289)

Essential Information

Listing #	202522354
Price	\$395,000
Bedrooms	3
Bathrooms	2.00
Square Footage	1,300
Acres	0.85
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	1629a Highway 246
Subdivision	West New Annan
City	West New Annan
Province	Nova Scotia
Postal Code	B0K1V0

Amenities

Amenities	Golf Course, Park, Playground, Shopping, Place of Worship, Beach
Features	Wheelchair access, Level
Parking	Attached Garage, Garage, Gravel
# of Garages	2

Interior

Appliances	Dishwasher
Cooling	Heat Pump
# of Stories	1

Exterior

Exterior	Vinyl
Exterior Features	Landscaped
Foundation	Concrete Slab

Listing Details

Listing Office	RE/MAX Fairlane Realty
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