



Price \$659,000

Status ACTIVE



MLS # 201512124

PID # 60647385

PID #2

PID #3

Address 145 South Side Road

Community Stonehurst South

NS B0J 2C0

Legal Description

Road Public

Lot Size 1.43 acres **Acres**

Waterfront Yes

Water Frontage Type Harbour, Ocean

Water Access/View Access: Boat, Access: Harbour,

Square Footage 1,850

Total Fin SqFt (TLA) 1,850

Building Dimensions irregular

Zoning Rural

District 405-Lunenburg County

Sub-District B3

Elementary Bluenose Academy

Middle/Jr Bluenose Academy

High Park View Education Centre

Fr Imm Elem Centre scolaire de la Rive Sud (P-12)

Fr Imm Mid Centre scolaire de la Rive Sud (P-12)

Fr Imm High Centre scolaire de la Rive Sud

Other South Shore Waldorf School & Kindergarten

[Virt Tour URL](#)

Closing Date

Possession negotiable

Selling Price

Property Overview PICTURESQUE PERFECT: This shingle-style home is really a living art gallery, complete with big glass canvas renderings of the finest, brightest, boldest landscape paintings God and/or Mother Nature could create. Of course, the home is not all about the views, but when you are there (and you must come and see for yourself!) you will have a hard time pulling your eyes away from the windows. In its way, the house itself is another work of art; a highly disciplined rendering of the Arts&Crafts aesthetic in the mediums of glass, wood and plaster mounted in an amazing waterside stone alcove (there is a reason why this is called "STONEhurst"). While Nature and God may go about things very painterly, splashing color and shapes around in a crazed kaleidoscope fashion, the master builder of this house achieves perfection in orderly detail. Just pull out the drawers, look at the joinery in the built-ins everywhere in the house, and feel the PRIDE (I'm not talking wax) underfoot in the mellow softwood floors throughout. And, beyond all that artsy stuff, there is some solid cutting-edge ecological science in this house...note the perfectly paired air-sourced heat pump and heaven-sourced pure water cistern. Picturesque Perfect...and more!

Type Single Family

Style Detached

Bldg Style Contemporary

Title to Land Freehold

Property Size 1 to 2.99 Acres

Land Features Partial Landscaped, Year Round Road

Appliances Stove, Dishwasher, Dryer, Washer, Refrigerator

Heat/Cool Central Air, Heat Pump -Ducted

Fuel Type Electric

Water Cistern

Sewage Septic

Utilities Cable, Electricity, High Speed Internet, Telephone

Rental Equip. None

Exterior Wood Shingles

Garage None

Driveway/Pkg Gravel, Multi, Parking Spaces(s)

Basement Full, Undeveloped

Foundation Concrete

Features Deck, Air Exchanger, See Remarks

Roof Asphalt Shingle

Flooring Slate, Softwood, Tile

Inclusions fridge, stove, dishwasher, washer & dryer

Exclusions

Directions to Property From Lunenburg, take Hwy-332 to Blue Rocks Rd and continue 4.5 km to Blue Rocks. At the church turn left onto Stonehurst Rd and continue 1km then veer to the right onto South Side Rd. Civic #145 is the first house on your left. Realty sign posted.

AG Bedrm 3 **BG Bdrm** 0 **#** 3

F Baths 1 **H Baths** 1 **T** 2

Master On Main Floor? Y/N

Building Age 3 **Yr Built** 2012

Sign Yes **HST** Exempt from

Lockbox Yes **PCDS** Yes

Migrated Yes

Rental Income

Garage No

Details

Floor	Room	Size
Main Floor	Living Room	20 x 16
Main Floor	Dining Room	20 x 14
Main Floor	Kitchen	16 x 14
Main Floor	Foyer	10 x 7.5
Main Floor	Bath 2	7.5 x 3
2nd Level	Master Bedroom	16 x 14
2nd Level	Bedroom	16 x 9.5

Floor	Room	Size
2nd Level	Bedroom	14 x 10
2nd Level	Bath 3	13.5 x 7.5

Floor	Room	Size

Monthly Condo Fee **Condo Corp #**

Charges

Association Fees

Fees

Listing Office COASTAL WINDS REALTY LTD. - 14238



Compliments of CYNTHIA DIAL - Main: 902-298-0332

Email info@OceanHomesNovaScotia.com

Company Name COASTAL WINDS REALTY LTD. - 14238



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Community STONEHRSTS

Province NS

Postal Code B0J 2C0

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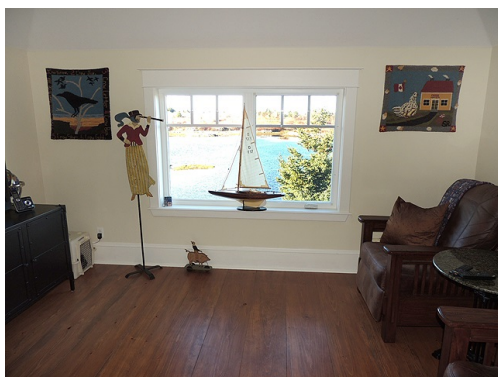
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