

121 First Peninsula Road, Lunenburg



MLS® 60181518

File# 363

First Peninsula Farmhouse with Water Views!

\$325,000.00 CAD

Dreaming of that historic Cape on a hillside with ancient apple trees and a water view? This is it! A charming c.1828 Farmhouse complete with Post & Beam Barn, on nearly 10 acres. And it gets better...you can actually "walk" into Lunenburg. Main level has all the charm & elements expected of an early 19th century dwelling: wide-board wainscoting, built-in cupboards, exposed hand-hewn beams, deep patina softwood plank floors, and a massive stone hearth intact with original forged iron crane. The 3 bedroom home features a master that measures an impressive 20.5 x 11.5 - unusual for a house of this vintage. A cozy sitting nook in the front dormer with views across Back Harbour to the majestic Lunenburg Academy is the perfect place to sit and read, or, take your book outside to the dappled shade of the side patio. The 9.6 acre lot gently slopes southward with a mix of pasture, mature trees, and a frog pond. Truly an idyllic property with plenty of room for the kids, the horses, & the dogs.



Listing Agents

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Property Highlights

Age ±: approx. 180 years

Dimensions: 33' x 26.5'

Lot Size: 9.61 acres

Zoning: Rural Residential

Assessment: \$201,200 (2011)

Style: Cape Cod

Bedrooms: 3

Bathrooms: 1

Floors: Softwood, Cushion Floor,
Laminate

Heating: Oil-fired, Hot Water Baseboards,
Pellet Stove

Water: Drilled Well

Sewer: Septic

Parking: Gravel Driveway

Services: Electricity, Phone, Cable,
Hi-speed Internet

Directions

Take Route 332 from Lunenburg towards Blue Rocks. At the head of Lunenburg Back Harbour, turn left onto First Peninsula Rd. Follow the water 0.6 km to civic #121, on the left. Real Estate 'Directional Sign' posted at bottom of driveway.



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Interested parties are encouraged to seek independent verification of
facts presented herein.