

93 GRANITE STREET

~ Chester, Nova Scotia ~



↻ Heisler Cottage ~ Village of Chester ↻

Nestled on a generous corner lot and surrounded by stunning gardens with a view of Chester's Back Harbour. This charming little home is a cozy year-round residence, or the ideal South Shore getaway for your summer sailing weekends.

\$ 278,000



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The perfect setting, quiet Granite Street is just a stone's throw from Chester's Back Harbour and a short scenic stroll to this popular seaside community's shops & restaurants, the Playhouse and yacht club.

From your back deck you can enjoy views of the water, and see your boat docked next door at Heisler's Boat Yard.

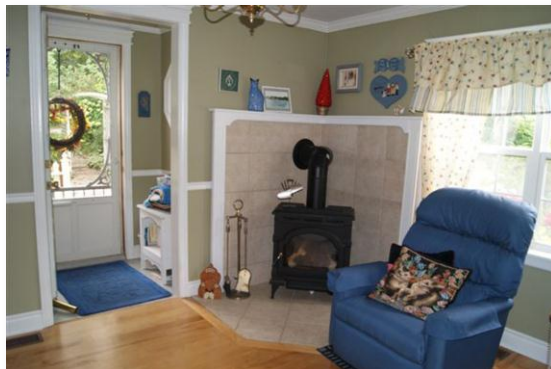
This 2 bedroom home is sweet and solid, and very well maintained. The perfect year-round residence, or an ideal South Shore summer getaway for your sailing weekends.



A modern kitchen adjoins the dining room where there is a convenient walkout to a deck for summer dining amidst the blossoms and songbirds!



The generous living room is cozy and inviting with its lovely hardwood floors and a toasty propane stove.



New windows and insulation ensure comfort and energy-efficiency.



Upstairs this compact little home finds room for 2 good sized bedrooms with built-in closets, and 2 baths, including an ensuite half bath off the master. Even the main bath is surprisingly generous and has a refinished pine floor.

Each of the upper rooms enjoys additional natural light through unique little “eye-brow” windows positioned just beneath the eaves.

The house is surrounded by beautiful perennial gardens and a variety of flowering trees and shrubs, winding walkways, and a partially fenced yard.



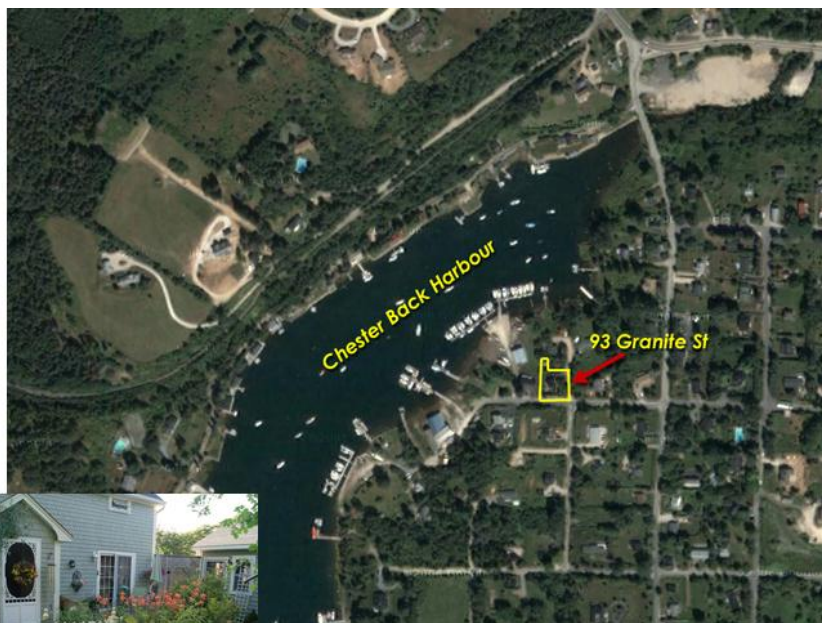
Located in a popular summer retreat community, this comfy cottage also offers its owner great income potential as a seasonal rental property.



A matching 24' x 16' garage lies just outside the dining room walk-out, off the front deck. This versatile structure is wired and heated and set up as a handy workshop space, but also has great potential for conversion to a studio or guest ‘bunkie’.

2 small outbuildings for storing your gardening tools complete this tidy property.





| Main Floor | |
|-------------------|---------------|
| Living Room | 16' x 12' |
| Dining Room | 10' x 9.5' |
| Kitchen | 11' x 9.5' |
| Mudroom | 7' x 5' |
| Front Porch | 5.5' x 3.5' |
| Second Floor | |
| Master Bedroom | 12' x 12' |
| Ensuite Half-Bath | 9' x 4' |
| Bedroom | 11' x 9.5' |
| Main Bath | 9.5' x 8.5' |
| Upper Hall | 10' x 3' |
| Outbuildings | |
| Garage/Workshop | 24.5' x 16.5' |
| Baby Barn | 8' x 8' |
| Garden Shed | 7' x 6.5' |

For a taste of culture and civilization you don't have to walk far. Chester is spoiled for choice with the generous offerings of its unique and interesting cafes, restaurants, shops and galleries. The Chester Playhouse is one of Atlantic Canada's most active local theatres with a broad spectrum of events. Topping the recreational list are the spectacular Chester Golf Club, and of course, Chester Yacht Club, host to the renowned Chester Race Week, Canada's largest keel boat regatta.

Chester is conveniently located just off Hwy #103 a short 40 minutes' drive from metro Halifax.

Lot Size: 8,452 sq. ft.

Total Living Area: 1,077 sq. ft.

Bedrooms: 2

Bathrooms: 1-full, 1-half

Heating: propane furnace, forced hot air,
propane woodstove

Assessment: \$173,500 (2011)

Taxes: \$1037 (2010)

Water: dug well

Sewer: municipal

Inclusions: all appliances: fridge, stove,
microwave, washer & dryer

* for complete listing details visit www.OceanHomesNovaScotia.com

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