

## 63 Pleasant Street, Mahone Bay



### A Pleasant Place to Call Home!

**\$159,900**

They don't call it "Pleasant" Street without reason. This handsome tree-lined block just off Main Street is ideal for the "walk to it" generations, senior and junior. This completely renovated little bungalow features a bright and spacious living room and master bedroom with new engineered wood floors and double glazed windows. The smaller bedroom, with a Murphy bed, doubles as a den or office. The house is not big, but there is plenty of storage in the large walkout basement. There is off street parking and a large back yard for landscaping or critters. Ideal location and scale for a starter or retiree home.



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#### Listing Agent

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#### Property Highlights

**Age ±:** approx. 40 years  
**Lot Size:** 7,535 sq ft  
**Style:** Bungalow  
**Floor Space:** 832 sq ft  
**Bedrooms:** 2  
**Bathrooms:** 1  
**Flooring:** laminate, tile  
**Heating:** oil, forced air, electric baseboards  
**Water:** municipal  
**Sewer:** municipal  
**Parking:** single gravel driveway  
**Services:** electricity, phone, cable, high-speed internet (FibreOP available)  
**Zoning:** residential  
**Assessment:** \$128,400 (2015)  
**Taxes:** \$1,558 (2015)

#### Rooms

Living Room: 15' x 7' + 11' x 11' (Main)  
Kitchen: 10' x 10' (Main)  
Master Bedroom: 11' x 9' + 10' x 8' (Main)  
Bedroom: 11.5' x 10' (Main)  
Bath: 4-pc (Main)

#### Directions

Main Street, turn on to Pleasant Street. Look for the Coastal Winds Realty Sign!