

365 Lincoln St, Lunenburg



MLS® 201915357

"Four Fathoms"

\$529,000

Drop anchor and settle into 365 Lincoln Street. From its Old-Town berth 2 blocks up from the waterfront, this extensively renovated Lunenburg residence enjoys views of the famous harbour. A 5-year rejuvenation project has transformed this dwelling into a modern & efficient home for comfortable contemporary living with completely updated plumbing, electrical & heating systems. Thoughtful design & quality finishes were employed, infusing the home with contemporary elements while respecting the past and preserving key components of the original character. Three finished levels provide more than 2700 sq ft of living space. A walkup attic with dormer enjoys a crow's nest view of the harbour and has tremendous development potential should even more living space be desired. The Kitchen/Dining wing is the ideal entertainment venue, while a cozy Living Room across the hall with propane wall fireplace & media centre is the perfect spot to cozy up with a good book or watch a movie or the big game. The 2nd level features 2 fabulous Bedroom suites, each with Ensuite bath. The lower level has been developed into a fantastic guest suite with another Bedroom, Living Room/Galley and full Bath. Whether it's Inlaws, or Income, this is the ideal space with its own street level entrance. At the rear of the house is an award-winning back porch addition. This cleverly designed space functions as mudroom, summer dining area, 4-season BBQ room, and houses a handy heatpump/storage room. Tucked into the 3000 sq foot corner lot are driveways off each street, a newly built garden/storage shed matching the house, and a wonderful hidden garden/patio - a fully fenced secret oasis. Sure sounds like a safe anchorage, why not call it "Home"!



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Property Highlights

Lot Size: 3000 sq ft

Floor Space: 2722 sq ft

Bedrooms: 4

Bathrooms: 3.5

Flooring: softwood, hardwood, ceramic & stone tile

Heating: ductless heat pump, electric baseboards, in-floor radiant (baths)

Water: municipal

Sewer: municipal

Parking: 2 driveways (1 interlocking brick, 1 gravel)

Services: electricity, phone, cable, high-speed internet (FibreOP available)

Features: heat pump air-conditioning, ensuite baths, in-law suite, walk-up attic (download the complete Features Sheet above)

Fireplace/s: propane fireplace

Outbuildings: garden shed (8 x 12)

Taxes: \$3,530 (2019)

Rooms

Living Room: 14.1 x 12.11 (Main)

Dining Room: 14.2 x 13.1 (Main)

Kitchen: 13 x 12.6 (Main)

Pantry: 11 x 4.4 (Main)

Half Bath (2-pc): 8.3 x 4.5 (Main)

Master Bedroom: 14.2 x 13.2 (2nd)

Master Ensuite (3-pc): 7.10 x 5.7 + 5.3 x 3.11 (2nd)

Guest Bedroom: 14.2 x 12.11 (2nd)

Guest Ensuite (4-pc): 12.10 x 12.8 + 5.8 x 5.2 (2nd)

Bedroom/Office: 12.5 x 8.8 less jog (2nd)

Living/Kitchen: 13.10 x 12.2 (Lower)

Bedroom: 13.10 x 12.9 (Lower)

Listing Agents

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Guest Suite Bath (3-pc): (Lower)
Laundry / Utility: 30.6 x 11.4 (Lower)

Directions

Old-Town Lunenburg, at the corner of
Lincoln & Kempt Streets. Look for the Red
Door Realty sign!