52 Pelham Street, Lunenburg



MLS® *202603608*

Tailored to You...a Perfect Fit!

$685,000

'History, Character & Convenience'. Imagine the ease of downtown living...leave your car keys at home and walk to everything!Originally built as a Tailor Shop in 1888,this stylish Victorian townhouse has everything you're looking for in a compact yet elegant package.A good-sized Old-Town lot offers magical outdoor spaces, professionally landscaped with a terraced English garden & private flagstone patio.A large covered side verandah overlooks the gardens below and affords partial views of the harbour.Tastefully restored and updated inside and out over the past 30 years, the exterior features fine detailing around windows & doors, and ornate deck & stair railings. Inside enjoy nicely refinished woodwork and beautiful softwood floors with a rich natural patina. The main floor features a pretty front parlour at the front of the house, and at the back, a beautiful custom Kitchen that adjoins a cozy sitting area and spacious Dining Room. A handy main floor Powder Room and coat closet are cleverly tucked behind a panelled wall.Upstairs, find 2 spacious Bedrooms and a stunning Bathroom with laundry closet. A cozy lower-level Family Room/Den with woodstove is the perfect retreat summer and winter - ideal as guest or studio space with its garden level walk-out.This Old-Town jewell would make a wonderful home for a couple or small family, or the perfect weekend pied-a-terre for city folk. Could this be a home "Tailored to You"...give it a try and see how it fits!

see full details for this and other fine properties at:
www.OceanHomesNovaScotia.com







Listing Agents

Cindy Dial C: 902-298-0332
E: cindy@reddoorrealty.ca

Adam Dial C: 902-298-0336
E: adam@reddoorrealty.ca

Property Highlights

Age ±: c 1888
Lot Size: 3,224 sq ft
Style: Victorian Townhouse
Floor Space: 1527 sq ft
Bedrooms: 2
Bathrooms: 1.5
Flooring: softwood
Heating: oil-fired forced hot air furnace, woodstove, electric baseboards
Water: municipal
Sewer: municipal
Services: electricity, phone, cable, high-speed internet
Features: covered verandah/deck, fully fenced, private back yard & garden, flagstone patio, partial harbour view
Fireplace/s: woodstove

Rooms

Living Room: 13.1 x 12.1 plus bay (Main)
Dining Room: 11.9 x 10 (Main)
Kitchen: 11 x 9 (Main)
Sitting Nook: 5.2 x 5.2 (Main)
Bath (2-pc): 4.4 x 3.6 (Main)
Entry/Porch: 5.11 x 2.9 (Main)
Upper Hall Landing: 6 x 9 (2nd)
Master Bedroom: 13.2 x 12.1 less jog (2nd)
Walk-thru Closet: 5.1 x 3.8 (2nd)
Bedroom: 11.10 x 10 (2nd)
Bath (3-pc) plus Laundry: 12.2 x 9.1 (2nd)
Den / Family Room: 16 x 13.6 (Lower)
Utility Room: 13.3 x 11.11 less jog (Lower)

Directions

Old-Town Lunenburg, Pelham Street between Kaulbach & Cornwallis Streets (2 blocks up from the waterfront). Look for the

Red Door Realty sign!