

\$799,000 - 88 Elderberry Drive, Malagash Point

MLS® #202507244

\$799,000

5 Bedroom, 3.00 Bathroom, 2,174 sqft

Single Family on 2.68 Acres

Malagash Point, Malagash Point, Nova Scotia

Your oceanfront dream home awaits you! Welcome to 88 Elderberry, a stunning oceanfront property located within the highly sought-after community of Blue Sea Landing, in Malagash. This breathtaking property is nestled on a sprawling 2.7-acre lot, with an impressive 280 ft of pristine ocean frontage on the warmest shores of NS. This property is truly a rare GEM! This beautiful 5 bed 3 bath custom built south-east facing home offers the ultimate year-round coastal living experience. The inviting main level with vaulted ceilings & panoramic views of the ocean provides the ideal function & flow for family & friends. Boasting a custom kitchen, a floor-ceiling fireplace & an outdoor living space, accompanied by a bright sunroom to enjoy day or night. Main level also includes a large primary bedroom, with a walk-in closet & 5-piece ensuite. The additional 4 bedrooms and 2 other bathrooms allows for lots of space for extended family & the finished bonus room above the attached garage; makes for the perfect home or summer hideaway. Enjoy the comfortable & efficient in-floor heating with time-of-day savings electrical rates; paired with 3 heat pumps for air conditioning during the warmer mths. The property offers a veg garden & an orchard producing pears, apples, raspberries & even oak seedlings collected after the battle of Vimy Ridge! Residences of Blue Sea Landing share private access to a beach of your dreams. Be prepared to take your breath away! Let the kids run the sandy



beach for miles. After the beach, pop by the well-maintained tennis/basketball court that is also available. Recent Upgrades:New metal roof, conversion of one car garage to guest suite, hot water tank, 37x26 deck, heat pumps & Steffes heating sys installed! Conveniently located on the scenic Malagash peninsula, close to the village of Pugwash, Wallace, Tatamagouche & ALL amenities. Mins to Jost Vineyard, hiking trails, additional beaches, 2 World-class golf courses & Ski Wentworth to name a few! (id:6289)

Built in 2005

Essential Information

Listing #	202507244
Price	\$799,000
Bedrooms	5
Bathrooms	3.00
Half Baths	1
Square Footage	2,174
Acres	2.68
Year Built	2005
Type	Single Family
Sub-Type	Freehold
Style	Contemporary

Community Information

Address	88 Elderberry Drive
Subdivision	Malagash Point
City	Malagash Point
Province	Nova Scotia
Postal Code	B0K1E0

Amenities

Amenities	Golf Course, Park, Shopping, Place of Worship, Beach
Features	Treed, Level
Parking	Attached Garage, Garage, Gravel
# of Garages	2

View	Ocean view
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Cooktop - Electric, Oven, Dishwasher, Dryer, Washer, Refrigerator, Water purifier, Water softener
Cooling	Wall unit, Heat Pump
Fireplace	Yes
# of Stories	2

Exterior

Exterior	Wood siding
Exterior Features	Landscaped
Foundation	Concrete Slab

Listing Details

Listing Office	Keller Williams Select Realty
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