

\$599,900 - 355 Pleasant Street, Yarmouth

MLS® #202511929

\$599,900

2 Bedroom, 3.00 Bathroom, 1,681 sqft

Single Family on 40.75 Acres

Yarmouth, Yarmouth, Nova Scotia

Great opportunities dont come everyday! Here is one to consider in the Town of Yarmouth. 40.75 in the North End + a 39 year old bungalow with multiple out buildings. Coming up the paved driveway, you will fall in love with this setting. The house has had one owner, and features 2 main level bedrooms, full bath, spacious oak kitchen with adjacent half bath and separate laundry room. There is generous living space here with a huge dining area and living room, and the connected sun room giving you beautiful views of the mature trees surrounding the house. The basement features a half bath, rec room, and utility area. There is room for development. The roof was re-shingled in 2023. There is also a large attached garage. The gem here is the 40 acres, mixed with treed and cut areas. Close to all amenities, NSCC, shopping, and much more! Ideas are endless here; renovate the home and turn this into a possible equestrian dream property. Potentially develop this property in a dream community with multiple living spaces (duplexes etc) and walking trails. With housing shortage a real issue in our country, the Town is willing to look at possible development, pending all appropriate approvals. MLS® 202407431 is for sale by same sellers and adjoins this property to Pleasant Street, as well as MLS® 202407430. PID 90315326 is also available for sale at an additional price, and connects this property to highway 101, and PID 90315300 is available separately which



connects this property to Charles Crosby drive/
behind Walmart. RARE FIND! (id:6289)

Built in 1983

Essential Information

Listing #	202511929
Price	\$599,900
Bedrooms	2
Bathrooms	3.00
Half Baths	2
Square Footage	1,681
Acres	40.75
Year Built	1983
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	355 Pleasant Street
Subdivision	Yarmouth
City	Yarmouth
Province	Nova Scotia
Postal Code	B5A2K9

Amenities

Amenities	Golf Course, Park, Playground, Public Transit, Shopping, Place of Worship, Beach
Features	Treed
Parking	Attached Garage, Garage, Paved Yard
# of Garages	2

Interior

Appliances	Central Vacuum
Fireplace	Yes
# of Stories	1

Exterior

Exterior	Vinyl
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Exterior Features	Partially landscaped
Foundation	Poured Concrete

Listing Details

Listing Office Modern Realty



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