

# \$524,000 - 35 Sprucewood Drive, Yarmouth

MLS® #202521318

**\$524,000**

3 Bedroom, 3.00 Bathroom, 2,016 sqft

Single Family on 0.19 Acres

Yarmouth, Yarmouth, Nova Scotia

This executive style home is absolutely stunning...both inside and out! 3 bedrooms, 2.5 baths, open-concept living, spacious and full of natural light on both levels! The modern style, decor and immaculate condition of the house are second to none! The lower level family room has a heat pump and wood stove insert cozying up in the coming winter months. Walk out onto the wrap around deck where you'll find a green house and a fully fenced in yard (new) to protect your pets, children and beautiful gardens. On the upper deck is a gorgeous exterior living space under the gazebo on the new extension 22'x 16' to the deck. A great place to enjoy the beautiful sunsets! The house has had many other upgrades in the last 3 years too: new kitchen backsplash, counter top, garburator and Bosch dishwasher, new water heater, newly painted interior, bathroom updates, etc. This is a highly sought after, quiet neighborhood with a playground just seconds away. Lake milo boat club and the old railway walking trail are also just a few minutes walk away. (id:6289)

Built in 1990

## Essential Information

Listings #	202521318
Price	\$524,000
Bedrooms	3
Bathrooms	3.00



Half Baths	1
Square Footage	2,016
Acres	0.19
Year Built	1990
Type	Single Family
Sub-Type	Freehold
Style	2 Level

### Community Information

Address	35 Sprucewood Drive
Subdivision	Yarmouth
City	Yarmouth
Province	Nova Scotia
Postal Code	B5A4M9

### Amenities

Amenities	Golf Course, Park, Playground, Public Transit, Shopping, Place of Worship, Beach
Features	Gazebo
Parking	Concrete, Garage
# of Garages	1

### Interior

Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Cooling	Heat Pump
Fireplace	Yes
# of Stories	2

### Exterior

Exterior	Brick, Vinyl
Exterior Features	Landscaped
Foundation	Concrete Slab

### Listing Details

Listing Office	Modern Realty
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Listing information last updated on October 14th, 2025 at 12:01pm PDT