

Lunenburg County

52 Jefferson Road

\$690,000



Anne Pryde

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Description

Beautifully maintained 3-bedroom, 2-bath lakefront home located just 10 minutes from Bridgewater. Designed to maximize passive solar potential, the tall living room windows provide warmth and stunning sunsets over the tranquil Lake. Recent updates include new flooring in many rooms, blown in insulation, new toilets, cooktop, refrigerator, water treatment system, and oil tank (2020). The landscaped yard features a lavender-lined cedar path to the lake. The home features a partially finished lower level with a walk out providing direct access to the lake side of the home. There is a rough-in for an additional bathroom and potential for a guest suite. Enjoy kayaking on the birdwatcher's paradise of Lewie Lake. Included items: Exercise

equipment, 1 kayak, workbench, and 2 bicycles.

Specifications

MLS [®] Number	202507722
Class	Residential
Type	Single Family
Bedrooms	3
Bathrooms (full/half)	2/0
Main Living Area	1,622 sq. ft.
Total Living Area	2,042 sq. ft.
Age	30 years old
Parking	Driveway and car port
Flooring	Carpet,Ceramic,Hardwood,Laminate,Tile
Heating	Forced Air,Furnace,Heat Pump - Ductless,Ductless
	Cooling
Fuel Type	Electric,Oil
Water Source	Drilled Well
Sewage Disposal	Septic

Room Sizes

Main Floor

Living Room	18'11x19'8"
Kitchen	10'1"x10'1"
Dining Room	8'9"x15'11"
Laundry/Bath	7'11"x8'10"

Bedroom	67"x8'8"
Bedroom	8'8"x12'1"
Primary Bedroom	16'1"x15'7"
Ensuite Bath 1	5'9"x11'11"+5'4"x5'9"
<u>Lower Level</u>	
Family Room	21'10X20'2"
Utility	27'9"x13'9"+14'5"x13'10"
OTHER	14'5"x27'5"

Income Information

Rental Income	Potential
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Location



Photos



