



55 Starrs Road, Yarmouth, Nova Scotia B5A 2T2 • Ph: 902-742-9163 • E: sales@trinavrealty.com

904 Brazil Lake Road, Brazil Lake NS B5A 5N3

\$299,000

Engel & Volkers (Yarmouth)



Set on 3.2 acres along scenic Brazil Lake Road, this unique property offers privacy, elevation, and a peaceful natural setting just minutes from outdoor recreation. Positioned well back from the road and perched on a gentle hill, the home enjoys a quiet, secluded feel with surrounding greenery and mature landscape features. Inside, the layout includes two bedrooms plus a versatile loft area, ideal for guests, a home office, or creative space. A spacious rec room provides additional living flexibility, perfect for entertaining or relaxing, while the woodstove adds warmth and character to the home. Outside, the property is well-equipped for hobbyists and those seeking a self-sufficient lifestyle. A large garage offers excellent storage or workshop potential, while the greenhouse extends your growing season. A charming goldfish pond enhances the outdoor ambiance, creating a tranquil setting to unwind. Whether you're looking for a year-round residence or a recreational retreat near Brazil Lake, this property delivers space, privacy, and lifestyle appeal.

Schools

Elementary School:	Carleton Consolidated Elementary School
Junior/Middle School:	Maple Grove Education Centre
High School:	Yarmouth Consolidated Memorial High School

MLS®	202605803
PID	90114208
Type	Single Family Residence
Year Built	1919
Bedrooms	2
Bathrooms	1.5
Building Dimensions	1700 Square Feet
Lot Size	3.19 acres
Water	Drilled Well, Dug, Well
Fireplace/s	Wood Burning Stove
Sewer	Septic Tank
Heating	Forced Air, Furnace, Stove
Roof	Asphalt
Outbuilding/s	Greenhouse, Shed(s)
Flooring	Ceramic Tile, Tile, Vinyl
Basement	Full, Unfinished
Stories	1

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