

Shingled Classic by the Sea



1712 Oakland Road, Oakland, Mahone Bay
MLS # 60229150 • \$625,000



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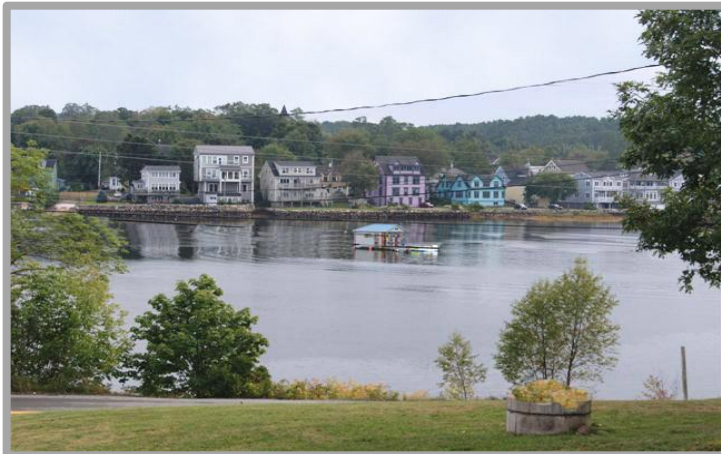
The Exterior



Sharon Fogo, acclaimed architect with Anwyll Fogo & Associates understood her client's need to build a house that took all of the early values of good Nova Scotia design & craftsmanship and meld it with the light, space, functionality & quality of today's living. They wanted a house that looked like it belonged. Cedar shingles, eyebrow window, light flooding dormers and the perfectly proportioned massive square pillars. These are all key descriptors of this lovely home.



A curved drive leads up to a knoll where the house has an unobstructed view of the Mahone Bay Harbour and all the colourful boat traffic. The hill behind is forested – a great place for the tree house. There are two covered verandas, the large one in the front makes a great outdoor living space in the warm weather. The subtle dolphin cut outs in the wide trim remind you of the ocean. Mature plantings make a good basis for the keen gardener. It is a rare house that looks as good from all angles!

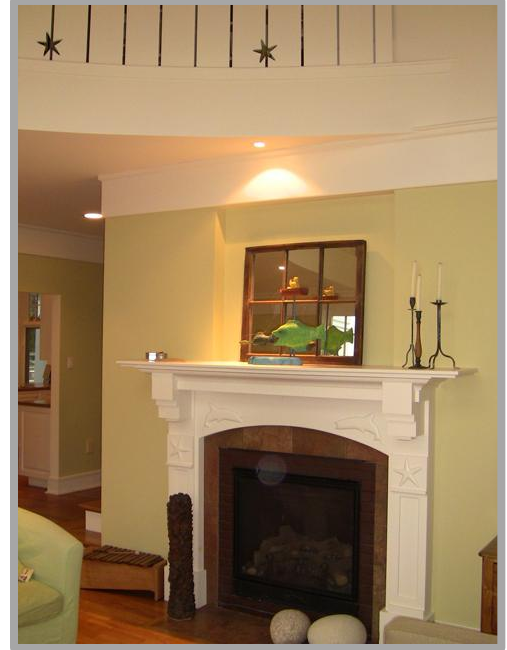


The Great Room

Excellent light and functional & spacious living space within the beautiful exterior frame were among the guidelines to create this exquisite house. Soaring custom windows anchor the thirty foot great room across the front of the house



The sea motif on the mantel of the propane fireplace warms this spacious & bright room. Soft designer colours welcome the outside light.



Gleaming Brazilian cherry floors, 12" wide crown moulding & deluxe casement windows define this space. Facing south makes this a very effective passive solar home.

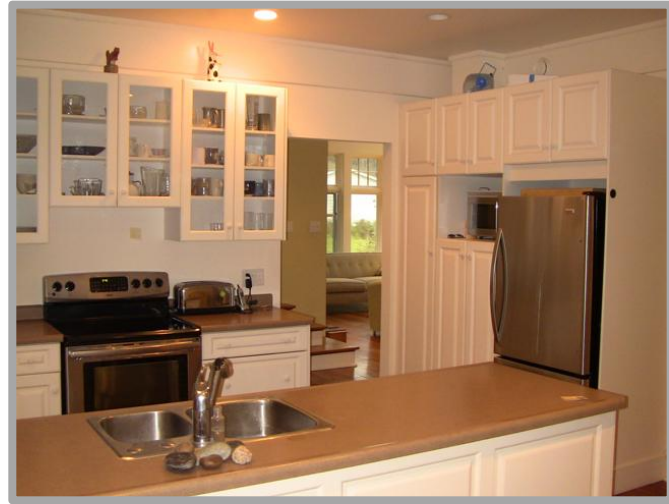


The sea side theme is repeated in the sweeping balcony that looks down over this open space. Effective pot lighting highlights the room.

Main Level



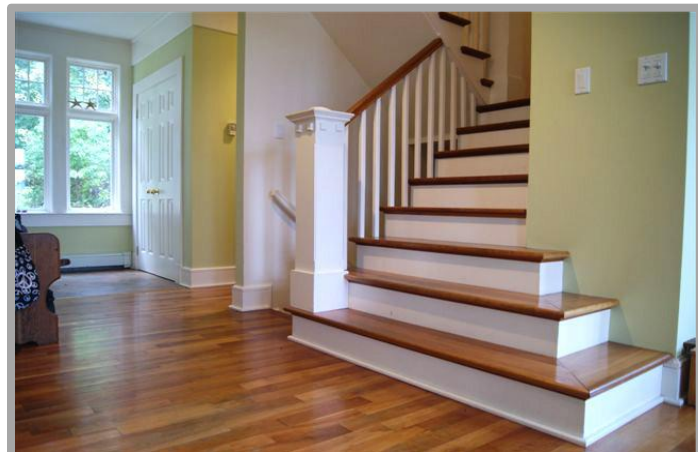
The bright eat-in kitchen has all new stainless steel appliances. Lots of built-ins and attractive glass fronted doors.



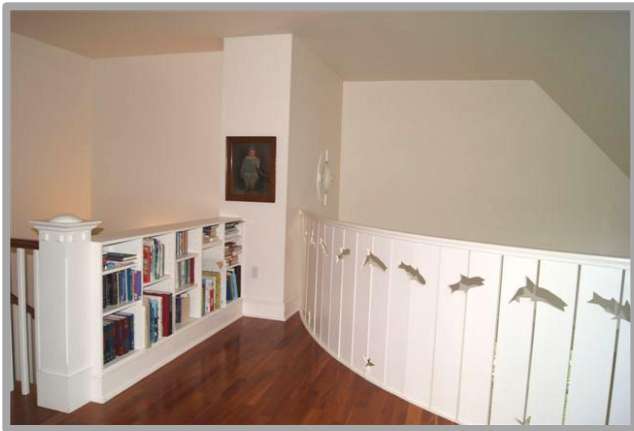
The cherry floors extend throughout the main level (kitchen dining area left). French doors (below) lead from the kitchen to a lovely 18.5' x 10' covered porch overlooking the harbour.



Gracious entrance hall (left & below). A pretty bay windowed study with custom built-ins & half bath complete this floor.



Upper Level



The upper landing overlooks the great room. It has two sets of built in bookcases and a sizable home office or library space. Through the tall custom windows one can see the harbour.

The main bath (right) is spacious with tile floors and a gothic style window.



The master suite (above & right) is at the front of the house with a great view of the harbour. A French door leads to a small private balcony (above).



The two guest bedrooms showcase the roof details and one has a closet porthole to **see the sea**.



The master bath (right) has a view of the famous three churches of Mahone Bay from the soaker tub.



Details

- Winner of the 1999 Nova Scotia Home of the Year.
- Built by Fred Hirtle.
- Designed to echo the architectural vernacular of the area while offering all the conveniences of a modern home.
- Full southern exposure with design features and insulation to maximize passive solar gain and cross-breezes (cozy in the winter and cool in the summer).
- 18 foot ceiling in living room with stunning full length window overlooking Mahone Bay Harbour.
- Custom wood-work throughout (verandas, fireplace and second floor railing) in "dancing fish" and starfish motifs.
- Stained cedar shakes.
- Warm, glowing Brazilian cherry wood floors in living areas and bedrooms.
- Central vacuum, including "dustpan" features for sweeping in kitchen and master bath.
- Covered verandas at front and back for outdoor dining and sheltered entry.
- Spectacular, mature perennial garden featuring irises, lupines and peonies.
- Custom built window boxes.



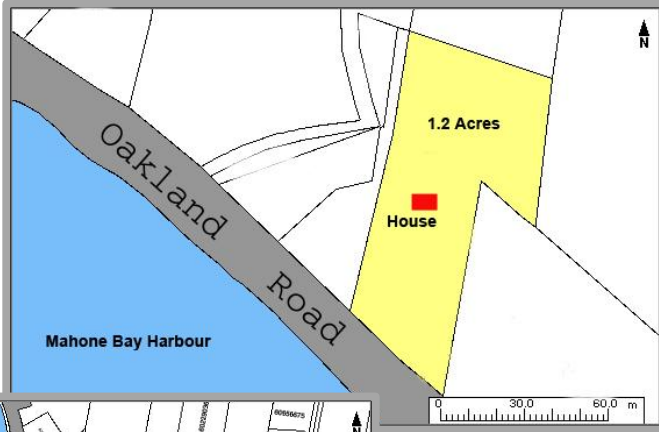
Room Sizes	
Main Floor	
Great Room	30' x 14'
Eat-in Kitchen	17' x 14.5'
Study	12.5' x 10'
Foyer	13' x 6'
Half Bath	5.8' x 5'
Upper Level	
Master Bedroom	13.6' x 13.6'
Master Bath	12' x 8'
Bedroom	15.8' x 9.8'
Bedroom	13' x 10'
Gallery	13.5' x 8.5'
Lower Level	
Family Room	17.10' x 13'
Laundry	12' x 8.8'
Utility	
Storage	



- Propane fireplace in great room.
- All new stainless steel appliances.
- Two home offices: one with large bay window overlooking woodland and grazing deer, the other overlooking the harbour in a spacious loft-like environment.
- Custom built-in closet in principal bedroom with designated space for hanging and folded clothes, shoes cubbies and drawers.
- Cozy TV/family room with built in cabinetry on lower level.
- Several built-in bookcases throughout house.
- Thoughtfully placed laundry shoot from principal bedroom and kitchen to lower level laundry.
- Whimsical interior porthole window overlooks the living room and out over the harbour.
- Wharf permit has expired but riparian rights exist.

Additional Details

- 1.2 Acres
- House dimension 38' x 34' approx
- 2,188 Square feet (on 2 upper levels)
- 2 ½ Baths
- 3 Bedrooms
- Septic
- Dug well
- Hardwood & ceramic floors
- Full concrete foundation (walk out)
- Baseboard hot water heat
- 200 Amp
- Built in 1999
- Less than an hour to Metro



Mahone Bay is also home to an excellent elementary & middle school, a French Immersion School & a Waldorf School.

The Area

Mahone Bay, famous for its' three churches on the waterfront, is also a town of festivals. The Classic Wooden Boat Festival is seen right. The Scarecrow Festival, below, is held every fall.

There is a Flea Market every Sunday during fine weather and a Farmer's Market on Friday mornings. Mahone Bay has lots of gift shops, restaurants, and galleries. It is walking distance and has all the necessary stores & conveniences.



Greater Mahone Bay claims to have 365 islands, one for every day of the year. A sailor's paradise.

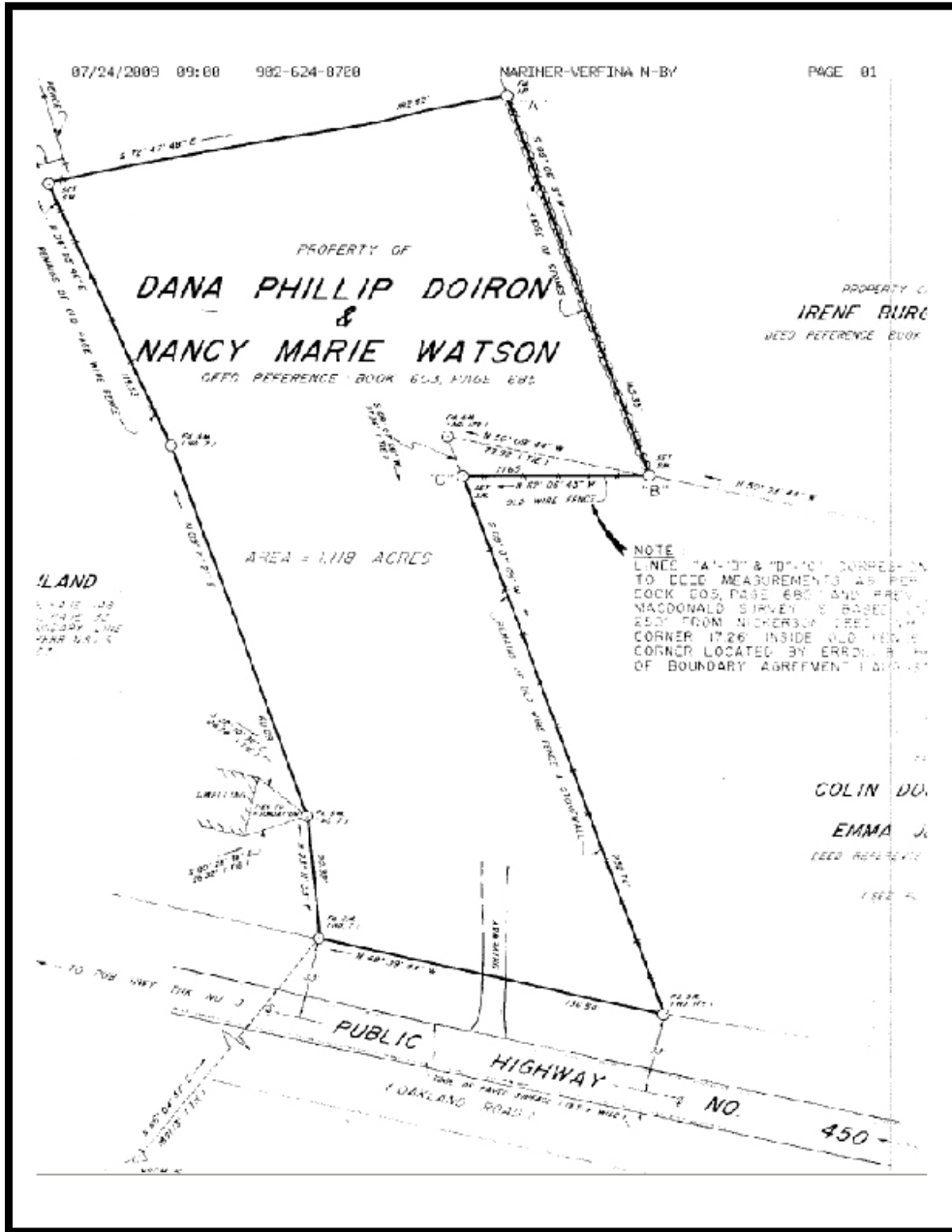


Mahone Bay is less than an hour to Halifax and ten minutes to the World heritage Town of Lunenburg or the lovely seaside Village of Chester.



Bridgewater, left, is another 10 minutes away. It is a full service community with a regional hospital, college, movie theatre, larger stores & full services.

Survey



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