

\$799,900 - 22 Brunello Boulevard, Timberlea

MLS® #202221280

\$799,900

4 Bedroom, 3.50 Bathroom, 2,456 sqft

Residential on 0.12 Acres

40-A, Timberlea, NS

Savvy Homes Constructions introduces this beautiful design with high end finishes on three levels, this home is certain to impress. 2456 sqf of a turn-key 4 Bedroom 4 bathrooms walkout Basement with practical open concept main level that has a convenient Living area with a fireplace plus the family room, dining room and generous size kitchen with quartz countertops and walk-in pantry. second level has bright generous in size master bedroom, ensuite and two good size bedrooms, full bath and a separate laundry room. bright basement with a great room and 4th bedroom. This house is very efficient and Energuide rated at 60 Gj/year while a typical new house will be rated at 100Gj/year. Where else can you step outside your own back door onto a beautiful walking trail that leads you through pristine woods to a professionally-designed 18 hole golf course? Where else can you go canoeing in the morning, play tennis in the afternoon, then enjoy a dinner at The Links at Brunello Club House in the evening? What other community gives you such a strong sense of place as Brunello Estates, with its own shops, nearby schools, spa, boat launch and community centre? Brunello Estates & The Links at Brunello are more than 500 acres of rolling, wooded landscape, all within the city limits and only 15 minutes from downtown Halifax.

Built in 2021



Essential Information

MLS® #	202221280
Price	\$799,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,456
Acres	0.12
Year Built	2021
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	March 1st, 2023

Community Information

Address	22 Brunello Boulevard
Area	Halifax - Dartmouth
District	40-Timberlea, Prospect, St. Margaret's Bay
Sub-District	40-A
City	Timberlea
County	Halifax
Province	NS
Postal Code	B3T 0J4

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Attached, Single, Garage, Heated Garage, Multiple Driveways
# of Garages	1

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	None
Heating	Baseboard, Ductless
Fireplace	Yes
Fireplaces	Electric
# of Stories	2
Stories	2 Storey

Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior Features	Balcony
Lot Description	Under 0.5 Acres, Partial Landscaped
Roof	Asphalt
Construction	Stone, Vinyl Siding, Wood Siding
Foundation	Concrete Perimeter

School Information

Elementary	Beechville Lakeside Timberlea Sr Elementary School
Middle	Ridgecliff Middle School
High	Bay View High School

Additional Information

Zoning	CDD
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Listing Details

Listing Office	RE/MAX Nova (Halifax)
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Listing information last updated on October 30th, 2025 at 1:32pm ADT