

\$189,900 - 23669 Highway 7, Watt Section

MLS® #202221611

\$189,900

4 Bedroom, 1.50 Bathroom, 1,135 sqft

Residential on 1.14 Acres

35-C, Watt Section, NS

FIRST TIME ON THE MARKET! A great opportunity to own a 29 year old, 4 bedroom, 2 full bathroom property on 1.14 acres. The home has received many recent cosmetic upgrades such as new back roof shingles, painting, new flooring, a new back deck, new outside doors with many other upgrades. The Sellers just recently brought in good working black appliances to finish off the kitchen.

Buyer's work is finished and they placed the home on the market for sale but there is some finish work on the lower level and work outside that is required. First time homebuyers...this price for a split entry can get you into the house market at a monthly mortgage cost much lower than renting! You are located just minutes away to the new Pre-Primary to grade 12 school named Marine Drive Academy, and to the town of Sheet Harbour where you can get most of your day-to-day shopping completed. There is a hospital, a library, FoodLand, a Credit Union, a Home Hardware, an RCMP station, a few restaurants and other shops are all nearby. Dartmouth is about 80 minutes away, with Halifax being about 100 minutes. Great year round location to raise a family and be part of a great community. The proximity to the ocean is so close and getting onto the ocean is not a problem for those great summer boating or fishing days. There are many fresh lakes and rivers nearby for fishing as well. The property provides privacy and is set back from the road and with additional TLC this property can provide a good home for a



family.

Built in 1993

Essential Information

MLS® #	202221611
Price	\$189,900
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,135
Acres	1.14
Year Built	1993
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	December 16th, 2022

Community Information

Address	23669 Highway 7
Area	Halifax - Dartmouth
District	35-Halifax County East
Sub-District	35-C
City	Watt Section
County	Halifax
Province	NS
Postal Code	B0J 2L0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected, Other
Parking Spaces	2
Parking	Detached, 1.5, Gravel
# of Garages	2

Interior

Interior Features	High Speed Internet
Appliances	Electric Range, Dishwasher, Refrigerator

Heating	Baseboard, Hot Water
Stories	Split Entry
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Lot Description	1 to 2.99 Acres, Level, Wooded
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Marine Drive Academy
Middle	Marine Drive Academy
High	Marine Drive Academy

Additional Information

Zoning	MU
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Listing Details

Listing Office	Viewpoint Realty Services Inc.
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