

\$899,000 - 44 Partridge Nest Drive, Mineville

MLS® #202222369

\$899,000

5 Bedroom, 3.50 Bathroom, 3,862 sqft

Residential on 0.92 Acres

31-A, Mineville, NS

You can stop your search now! First time to market - this beautiful home has space for the whole family and then some. 5 bedrooms - all very spacious, 3.5 baths, cozy family room with woodstove and walk out basement. As an added bonus in the lower level, a library, gym, sauna, cold rm & sunroom. As you walk in the front entry on the main level and travel from room to room you are bathed in sunlight and oh so much space! Gleaming hardwood floors on this level complete with Birds Eye Maple cabinetry & Corian countertops in the kitchen. You can walk out to your deck and back yard to enjoy the expansive view of over 200 ft of waterfront. There is also a large office and bonus room area - ideal for a home based business. Upstairs, there is a main bath (4pc), ensuite (5pc), 3 XL bedrooms and the primary bedroom. This home has been very well maintained over the years and it shows. 60 gal. HWH (2021), most windows have been replaced with vinyl, efficient heating with ETS, supplemented with wood, new carpet (2022)and more. The yard has beautiful mature trees, gazebo, waterfront deck and a detached double garage for all your storage needs. 10 minutes to Dartmouth. 30 minutes to Airport, 20 minutes to Halifax & close to numerous beaches.

Built in 1988

Essential Information



MLS® #	202222369
Price	\$899,000
Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,862
Acres	0.92
Year Built	1988
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	May 1st, 2023

Community Information

Address	44 Partridge Nest Drive
Area	Halifax - Dartmouth
District	31-Lawrencetown, Lake Echo, Porters Lake
Sub-District	31-A
City	Mineville
County	Halifax
Province	NS
Postal Code	B2Z 1K2

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Detached, Double, Wired, Gravel, Paved
# of Garages	2
View	Lake
Is Waterfront	Yes
Waterfront	Lake, Lake Privileges

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Range, Dishwasher, Dryer, Washer, Microwave, Refrigerator, Other
Heating	Baseboard, Electric, Radiant, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove

# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior Features	Dock
Lot Description	0.5 to 0.99 Acres, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Bell Park Academic Centre
Middle	Graham Creighton Junior High School
High	Auburn Drive High School

Additional Information

Zoning	R-1 - RESIDENTIAL LOW DENSITY
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Listing Details

Listing Office	Century 21 Trident Realty Ltd.
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