

# \$749,900 - 5 Viridian Drive, Dartmouth

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MLS® #202222406

## \$749,900

3 Bedroom, 3.00 Bathroom, 2,581 sqft

Residential on 0.12 Acres

13-A, Dartmouth, NS

There is nothing quite like having easy access to multiple lakes and parks. This area is a mecca for active families who enjoy hiking, swimming, paddleboard and kayaking. Combine that with this stunning property, and you have one phenomenal place to call home. Sleek and modern with lots of character, this R-2000, two-story home was built less than ten years ago and still feels brand new. The spacious kitchen includes an island and breakfast bar, offering lots of room for everyone to gather for cooking, homework or a happy hour cocktail. Entertaining will be a breeze with the open concept main floor featuring a stunning natural gas fireplace that separates the dining and living room areas. You will love the deluxe bedroom with a large walk-in closet and dreamy ensuite bathroom - what a perfect retreat after a busy day! Two other large bedrooms, a main bathroom and laundry complete the upper level. The kids will squeal with delight when they see the large rec room in the basement - bring on the movie nights! This property is packed with several other features like in-ground power lines, a heat pump, big windows, and a large pantry. The backyard is fully fenced and the large garage is an added bonus. Of course, before you see any of that, youâ€™ll fall in love with the gorgeous covered wrap-around patio and large back deck that make this house stand out from the rest. Book a viewing and come see for yourself how lovely life will be here. Just do it fast, since a hot property like this



won't last long in this busy fall market.

Built in 2013

### Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | 202222406               |
| Price          | \$749,900               |
| Bedrooms       | 3                       |
| Bathrooms      | 3.00                    |
| Full Baths     | 2                       |
| Half Baths     | 2                       |
| Square Footage | 2,581                   |
| Acres          | 0.12                    |
| Year Built     | 2013                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | November 15th, 2022     |

### Community Information

|              |                              |
|--------------|------------------------------|
| Address      | 5 Viridian Drive             |
| Area         | Halifax - Dartmouth          |
| District     | 13-Crichton Park, Albro Lake |
| Sub-District | 13-A                         |
| City         | Dartmouth                    |
| County       | Halifax                      |
| Province     | NS                           |
| Postal Code  | B3A 0B6                      |

### Amenities

|                |   |
|----------------|---|
| Utilities      | Natural Gas, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected |
| Parking Spaces | 2   |
| Parking        | Attached, Double  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Ensuite Bath, High Speed Internet                                   |
| Appliances        | Gas Range, Dishwasher, Dryer - Gas, Washer, Microwave, Refrigerator |
| Heating           | Heat Pump   |

|              |                           |
|--------------|---------------------------|
| Fireplace    | Yes                       |
| Fireplaces   | Fireplace(s)              |
| # of Stories | 2                         |
| Stories      | 2 Storey                  |
| Has Basement | Yes                       |
| Basement     | Finished, Walk-Out Access |

## Exterior

|                   |                             |
|-------------------|-----------------------------|
| Exterior Features | Barbecue                    |
| Lot Description   | Under 0.5 Acres, Landscaped |
| Roof              | Asphalt                     |
| Construction      | Vinyl Siding                |
| Foundation        | Concrete Perimeter          |

## School Information

|            |                                |
|------------|--------------------------------|
| Elementary | John Macneil Elementary School |
| Middle     | John Martin Junior High School |
| High       | Dartmouth High School          |

## Additional Information

|        |      |
|--------|------|
| Zoning | ER-2 |
|--------|------|

## Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | Royal LePage Atlantic |
|----------------|-----------------------|

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