

\$1,349,000 - 20 Snug Harbour Lane, Glen Margaret

MLS® #202223196

\$1,349,000

5 Bedroom, 3.00 Bathroom, 3,060 sqft

Residential on 0.91 Acres

40-C, Glen Margaret, NS

PRIVATE OCEANFRONT HOME WITH A SANDY BEACH. Welcome to 20 Snug Harbour Lane in the Village of Glen Margaret! Soon to be featured on Country House Hunters Canada, this elegant seaside home has been recently upgraded inside & out on all 3 floors. Nestled down a quiet road on a gorgeous 0.91 acre lot, this coastal home has 3000 finished sqft full of character with 5 beds & 3 full baths ready to fit any size family. Walking through the front door, you feel the welcoming, beachy atmosphere. The main floor is all about living space! Massive living room with cozy fireplace to cuddle beside, charming built-in cabinetry, and breathtaking views of the water. Formal dining room perfect for gathering, mudroom/laundry with new LG machines, full bath and then on to the kitchen- with a wide lens view of the bay! New quartz counters, stainless appliances, & ample eating space, this kitchen does not disappoint. Upstairs- a spacious primary, connecting to full bathroom, plus sized second bedroom & a charming vaulted ceiling bonus room. Basement floor- has been completely remodelled, adding another 900 sqft with 3 bright bedrooms, another full bath and huge recroom. We saved the best for last- the very private, oceanside yard. The view here is absolutely stunning, boasting a different sunset every evening, not to mention the amazing sandy beach, deep anchorage & total privacy from the outside world. Situated at the mouth of a cove gives the property much



protection from rough seas and keeps the water warmer than you'd expect. Property has a very eastcoast appeal with new cedar shake siding, natural foliage, large yard and detached 24x24 garage with loft. Upgrades: Brand new ducted heat pump, water treatment system, paint, flooring, vanities, tubs, tile, trims, windows, doors, roof insulation, septic system, circular driveway and so much more. Powered by a 400 Amp service. Halifax-35min, Tantallon-15min, Peggys Cove-12min. Book a showing soon on this one, it may be your new home!

Built in 1981

Essential Information

MLS® #	202223196
Price	\$1,349,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	3,060
Acres	0.91
Year Built	1981
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	March 29th, 2023

Community Information

Address	20 Snug Harbour Lane
Area	Halifax - Dartmouth
District	40-Timberlea, Prospect, St. Margaret's Bay
Sub-District	40-C
City	Glen Margaret
County	Halifax
Province	NS
Postal Code	B3Z 3H6

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Detached, 1.5, Wired, Gravel
# of Garages	2
View	Bay, Ocean
Is Waterfront	Yes
Waterfront	Ocean Front, Access: Bay, Access: Boat, Ocean Access

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer - Electric, Washer, Refrigerator
Heating	Baseboard, Heat Pump
Fireplace	Yes
Fireplaces	Fireplace(s)
# of Stories	1
Stories	One and One Half
Has Basement	Yes
Basement	Full, Finished

Exterior

Lot Description	0.5 to 0.99 Acres, Landscaped, Softwood Bush
Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter

School Information

Elementary	East St Margaret's Elementary
Middle	Five Bridges Junior High School
High	Bay View High School

Additional Information

Zoning	R-A
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Listing Details

Listing Office	Royal LePage Anchor Realty
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Listing information last updated on October 24th, 2025 at 7:47am ADT