

\$449,000 - 9 Ryland Avenue, Dartmouth

MLS® #202224108

\$449,000

3 Bedroom, 1.50 Bathroom, 1,264 sqft

Residential on 0.15 Acres

13-C, Dartmouth, NS

Welcome to your new family home on lovely Ryland Ave, Dartmouth. Originally built and owned by the same family for the past 60 years, the quality of construction is simply not found today. This bungalow features 3 great sized bedrooms, 1.5 baths, with the heart of the home being the large sunny eat-in kitchen. The family room features dining area, fireplace, large bright windows with hardwood under the carpets just waiting to be revealed. With loads of potential, this home could be a great opportunity to increase value and double the square-footage by developing the basement which originally included a garage (which could easily be converted back or used as a separate work space with its own driveway). This property just feels like home, especially with the landscaped backyard on this family focused street. Centrally located minutes to the MacDonald bridge, Dartmouth crossing, or Burnside, the largest lot on the street. Don't miss out, this is a gem.



Built in 1962

Essential Information

MLS® #	202224108
Price	\$449,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1

Square Footage	1,264
Acres	0.15
Year Built	1962
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	December 20th, 2022

Community Information

Address	9 Ryland Avenue
Area	Halifax - Dartmouth
District	13-Crichton Park, Albro Lake
Sub-District	13-C
City	Dartmouth
County	Halifax
Province	NS
Postal Code	B3A 2G4

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected, Other
Parking	Garage, Other, Gravel, Multiple Driveways, Paved

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Forced Air, Furnace
Fireplace	Yes
Fireplaces	Fireplace(s)
Has Basement	Yes
Basement	Partially Finished

Exterior

Lot Description	Under 0.5 Acres, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Block, Concrete Perimeter

School Information

Elementary	Crichton Park Elementary School
Middle	Bicentennial School
High	Dartmouth High School

Additional Information

Zoning	ER-1
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Listing Details

Listing Office	RE/MAX Nova (Halifax)
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