

\$829,900 - 2466 Connaught Avenue, Halifax

MLS® #202224352

\$829,900

4 Bedroom, 2.00 Bathroom, 2,697 sqft

Residential on 0.11 Acres

4-A, Halifax, NS

Welcome to 2466 Connaught Avenue in the lovely West End of Halifax! Located in the sought-after Tupper and LeMarchant School Districts, and minutes to Larry Oâ€™Connell Field, Saunders Park, Conrose Park, Waegwoltic Club, Universities, Hospitals, Quinpool Road, shops, restaurants, amenities, and more! Plus a walkability score that is off the charts in every direction! This beautifully finished, 4 bedroom, 2 full bathroom family home is nestled on a great sized, fully fenced yard that is perfect for children to play! This lovely home boasts character and charm with lots of natural light throughout, and has been well maintained throughout the years! Offering many updates such as refinished hardwood floors, entire interior has been freshly painted, new fixtures, most windows have been replaced, all doors have been updated, brand new deck in 2022, new roof in 2016, oil tank in 2015, and the list goes on! The main floor offers a front sitting room with wood burning fireplace, a proper dining room that connects nicely to the kitchen (and living room), and a large sunken living room that offers access to the beautiful south facing backyard! This level is finished off with a secondary entrance on the side of the home that offers an upgraded full bathroom. The upper level offers 3 great sized bedrooms, plus a full bathroom. The lower level has a large rec room, den, office additional storage, and access to the backyard! This home is truly a must see and will check all of the boxes on your list! Finding



a home that has been this well kept and updated in such a fabulous location can be a challenge in this market! Don't miss your chance on this beautiful home!

Built in 1938

Essential Information

MLS® #	202224352
Price	\$829,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,697
Acres	0.11
Year Built	1938
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	March 10th, 2023

Community Information

Address	2466 Connaught Avenue
Area	Halifax - Dartmouth
District	4-Halifax West
Sub-District	4-A
City	Halifax
County	Halifax
Province	NS
Postal Code	B3L 2Z4

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Paved

Interior

Interior Features	High Speed Internet
Appliances	Electric Cooktop, Electric Oven, Dishwasher, Dryer, Washer, Refrigerator

Heating	Baseboard, Hot Water
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Finished, Partially Finished, Walk-Out Access

Exterior

Lot Description	Under 0.5 Acres, Cleared, Landscaped
Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter

School Information

Elementary	Sir Charles Tupper Elementary School
Middle	Halifax Central Junior High School
High	Citadel High School

Additional Information

Zoning	ER-3
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Listing Details

Listing Office	Bryant Realty Atlantic
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