

# \$499,900 - 89 Hillside Drive, Boutiliers Point

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MLS® #202224519

**\$499,900**

3 Bedroom, 2.50 Bathroom, 2,766 sqft  
Residential

40-C, Boutiliers Point, NS

Here's the peaceful retreat you've been looking for! This incredible home has everything you need to become the peaceful, secluded retreat of your dreams! Conveniently situated in a coveted Oceanside Community in Boutiliers Point, you'll be near the water and surrounded by nature but still close to all conveniences and amenities. Featuring three bedrooms, three bathrooms and gorgeous hardwood floors throughout, this house has plenty of space for all your lifestyle needs. The kitchen is stylish and practical, with plenty of space in its wooden cabinets and easy-to-clean tile floors that flow into an open-plan living area. Here, you'll find a ductless heat-pump and cozy fireplace for efficient heating and cooling. The Primary is spacious and comfortable and features a double vanity, shower, walk-in closet, jacuzzi/hot-tub and patio doors to a jaw-dropping view of St. Margarets Bay. All this is set on a private lot close to a host of beaches and pristine waterways that will delight the sailing enthusiast. The 'Rails to Trails' path is nearby for biking and walking lovers and you're just a 25-minute drive from Halifax. 45 Minutes from the airport and moments from all the amenities of Upper Tantallon. \*The property is to be subdivided into 3 parcels prior to closing and list price is for the property for which the house is on\*



Built in 2022

## Essential Information

MLS® #	202224519
Price	\$499,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,766
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	January 5th, 2023

## Community Information

Address	89 Hillside Drive
Area	Halifax - Dartmouth
District	40-Timberlea, Prospect, St. Margaret's Bay
Sub-District	40-C
City	Boutiliers Point
County	Halifax
Province	NS
Postal Code	B2Z 1W9

## Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Circular Driveway, Gravel
View	Bay, Ocean

## Interior

Interior Features	Central Vacuum, Ensuite Bath, High Speed Internet
Appliances	Oven, Dishwasher, Range Hood
Heating	Baseboard, Fireplace(s), Forced Air, Ductless
Fireplace	Yes
Fireplaces	Fireplace(s)
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Unfinished

**Exterior**

Exterior Features	Balcony
Lot Description	1 to 2.99 Acres, Wooded
Roof	Asphalt
Construction	Wood Siding
Foundation	Concrete Perimeter

**School Information**

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

**Additional Information**

Zoning	MU
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**Listing Details**

Listing Office	Engel & Volkers
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