

\$679,900 - 1 Devonport Avenue, Fall River

MLS® #202225695

\$679,900

3 Bedroom, 2.50 Bathroom, 2,413 sqft

Residential on 0.93 Acres

30-B, Fall River, NS

Spacious and cozy. If you think that sounds like a paradox, come check out 1 Devonport Avenue in lovely Fall River Village. This charming three-bedroom home sits on a large picturesque lot, nestled amongst mature trees and tucked away at the end of a long exposed aggregate driveway. Enjoy family BBQs on the large back deck, a quiet morning coffee on the covered porch or a warm summer evening around a cozy fire. This property offers the peace and privacy of a large rural lot without sacrificing neighbourly connection. Situated on a low-traffic loop in a family-oriented community within a great school district, 1 Devonport Avenue is seriously the perfect family home. Inside, the layout is thoughtful and convenient with main floor laundry, access to the double attached garage, a formal family room and dining area - all anchored by a beautiful updated kitchen with a breakfast bar open to a living area with a fireplace perfect for those cozy evenings in. The second level offers three bedrooms and two full baths, including a generous primary suite boasting a walk-in closet and an ensuite featuring an oversized glass shower. On the lower level, more space awaits in the form of a great rec room, complete with a wet bar, and walk-out access to the backyard - perfect for entertaining. 1 Devonport has been immaculately maintained and pride of ownership is obvious with upgrades throughout - including a recently renovated kitchen, a fully refreshed ensuite bath and heat



pumps on each level, to name a few. This home also boasts the best of both worlds - rural living WITH city water. If youâ€™re looking for a great move-in ready spot with lots of room to grow, look no further. Book your private showing today.

Built in 1996

Essential Information

MLS® #	202225695
Price	\$679,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,413
Acres	0.93
Year Built	1996
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	May 29th, 2023

Community Information

Address	1 Devonport Avenue
Area	Halifax - Dartmouth
District	30-Waverley, Fall River, Oakfield
Sub-District	30-B
City	Fall River
County	Halifax
Province	NS
Postal Code	B2T 1A4

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Attached, Double, Heated Garage, Aggregate
# of Garages	2

Interior

Interior Features	Central Vacuum, Ensuite Bath, High Speed Internet
Heating	Fireplace(s), Ductless, Radiant
Fireplace	Yes
Fireplaces	Wood Burning
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

Exterior

Lot Description	0.5 to 0.99 Acres, Partially Cleared, Landscaped, Wooded
Roof	Asphalt
Construction	Brick, Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Waverley Memorial Elementary School
Middle	Georges P Vanier Junior High School
High	Lockview High School

Additional Information

Zoning	R1
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Listing Details

Listing Office	Parachute Realty
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