

# \$685,000 - 2032 Bauer Street, Halifax

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MLS® #202226635

## \$685,000

3 Bedroom, 1.50 Bathroom, 1,544 sqft

Residential on 0.05 Acres

N/A, Halifax, NS

Rarely does a home of this heritage come to market. If the walls could talk they would regale you with tales of many Canadian, Nova Scotian, and Haligonian firsts along with engaging stories of Canada's oldest city. Surviving fire, war, explosions, and weather events, to say that this home is special is an understatement. Built to house Officers serving on Citadel Hill, time has served this sweet home well. The patina of the railing on the stairs, made by the touch of generations over centuries, with treads, obviously having seen decades of trips up and down in bespoke boots and baby shoes, wide planked floors, exposed beams, bright windows, cozy fireplaces, nooks and crannies abound. The smart face of this house stands proudly on one of Halifax's oldest streets. Tucked into a sweet, sunny garden and boasting rare parking space, this home awaits its next chapter. Beautiful character, and full of potential. This is a happy house, surprisingly spacious and bright, and with a provenance matched by few in this city.



## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | 202226635 |
| Price      | \$685,000 |
| Bedrooms   | 3         |
| Bathrooms  | 1.50      |
| Full Baths | 1         |

|                |                         |
|----------------|-------------------------|
| Half Baths     | 1                       |
| Square Footage | 1,544                   |
| Acres          | 0.05                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | January 20th, 2023      |

### Community Information

|              |                     |
|--------------|---------------------|
| Address      | 2032 Bauer Street   |
| Area         | Halifax - Dartmouth |
| District     | 1-Halifax Central   |
| Sub-District | N/A                 |
| City         | Halifax             |
| County       | Halifax             |
| Province     | NS                  |
| Postal Code  | B3K 3W3             |

### Amenities

|                |                                                                            |
|----------------|----------------------------------------------------------------------------|
| Utilities      | Electric, Propane, Cable Connected, Electricity Connected, Phone Connected |
| Parking Spaces | 1                                                                          |
| Parking        | No Garage, Paved, Single                                                   |

### Interior

|                   |                                                                          |
|-------------------|--------------------------------------------------------------------------|
| Interior Features | High Speed Internet                                                      |
| Appliances        | Electric Cooktop, Electric Oven, Dishwasher, Dryer, Washer, Refrigerator |
| Heating           | Baseboard, Forced Air, Furnace                                           |
| # of Stories      | 1                                                                        |
| Stories           | One and One Half                                                         |
| Has Basement      | Yes                                                                      |
| Basement          | Full, Partially Finished                                                 |

### Exterior

|                 |                             |
|-----------------|-----------------------------|
| Lot Description | Under 0.5 Acres, Landscaped |
| Roof            | Asphalt                     |
| Construction    | Shingle Siding              |
| Foundation      | Stone                       |

**School Information**

|            |                               |
|------------|-------------------------------|
| Elementary | Joseph Howe Elementary School |
| Middle     | Oxford School                 |
| High       | Citadel High School           |

**Additional Information**

|        |      |
|--------|------|
| Zoning | ER-1 |
|--------|------|

**Listing Details**

|                |                 |
|----------------|-----------------|
| Listing Office | Red Door Realty |
|----------------|-----------------|

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