

\$199,900 - 45 Old Brooklyn Road, Garlands Crossing

MLS® #202227062

\$199,900

3 Bedroom, 1.50 Bathroom, 1,706 sqft
Residential

V1, Garlands Crossing, NS

Welcome to 45 Old Brooklyn Rd! This 3 bedroom, 1.5 bath home is ready for its new owners to call it 'Home Sweet Home'! The main level features a large eat-in kitchen, large living room, a full bathroom as well as a fully insulated sunporch, where you can enjoy your morning coffee while watching the sun rise! On the upper level, you'll find a large primary bedroom with a patio doors that lead to a private deck, 2 smaller bedrooms as well as a 2 pc bathroom and den area which is the perfect spot for hanging out or relaxing with a good book. Need storage? The full unfinished basement not only is home to the washer and dryer but gives you lots of space for all your extra belongings. Access to Highway 101 is just around the corner which makes this property a great location for anyone needing to commute to the city or Windsor for work or shopping. With R2 zoning the potential is endless! Call your agent and book your viewing today!



Built in 1971

Essential Information

MLS® #	202227062
Price	\$199,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1

Square Footage	1,706
Year Built	1971
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	January 19th, 2023

Community Information

Address	45 Old Brooklyn Road
Area	Annapolis Valley
District	Hants County
Sub-District	V1
City	Garlands Crossing
County	Annapolis
Province	NS
Postal Code	B0N 2T0

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Gravel

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer
Heating	Forced Air, Furnace, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Lot Description	Under 0.5 Acres, Partially Cleared
Roof	Asphalt, Metal
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Three Mile Plains District School
Middle	West Hants Middle School
High	Avon View High School

Additional Information

Zoning	R2
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Listing Details

Listing Office	RE/MAX Nova
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