

\$649,900 - 334 Lockview Road, Fall River

MLS® #202301350

\$649,900

4 Bedroom, 3.00 Bathroom, 3,120 sqft

Residential on 0.92 Acres

30-B, Fall River, NS

If you are looking for the perfect home in a great family neighbourhood, welcome to 334 Lockview Road in the beautiful community of Fall River! Get ready for the "grand" factor when you enter the front door of this charming, bright, meticulously maintained 4 bedroom, 3 full bathroom home which has approximately 3,000 sqft. of total living space. Upstairs you will find a large living room with fantastic views of the beautifully landscaped front lawn area and Fletchers lake, a formal dining area which leads into the bright breakfast nook area. The kitchen, with an abundance of cabinet space, was designed for a family who loves to cook and spend time together. Off the kitchen area is access to the large back deck. The primary bedroom with ensuite bath, main guest bathroom and two additional bedrooms finish off the upper level of the home. As you enter downstairs through the double french doors, the spacious feel of this home continues. On the lower level you will find a large family/rec room area with a wood fireplace perfect for winter evenings with family and corner bar area, a 4 piece bath/laundry, utility room with lots of storage, the additional large 4th bedroom and exercise/home office area which leads to the walkout side entrance. Given the layout of the lower area it would be perfect for an in-law suite with an additional bedroom. The property includes a 22'x30' detached double garage which is perfect for a family with lots of toys or a place for a hobbyist. As a huge



bonus, the property has deeded lake access to Fletchers Lake for boating or swimming. The sunny backyard is private, level and spacious, and includes a sitting and firepit area and lots of space for outdoor fun and room for a pool! This property is walking distance to all three levels of schools, recreational facilities, sport fields, daycares, retail and school/city bus routes. Nothing to do but to move in and start enjoying your new home in this beautiful lake community of Fall River.

Built in 1994

Essential Information

MLS® #	202301350
Price	\$649,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,120
Acres	0.92
Year Built	1994
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 4th, 2023

Community Information

Address	334 Lockview Road
Area	Halifax - Dartmouth
District	30-Waverley, Fall River, Oakfield
Sub-District	30-B
City	Fall River
County	Halifax
Province	NS
Postal Code	B2T 1J1

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
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Parking Spaces	4
Parking	Detached, Double, Heated Garage, Wired, Gravel, Parking Spaces(s)
# of Garages	2
View	Lake
Is Waterfront	Yes
Waterfront	Lake, Access: Deeded, Lake Privileges, Access: Right of Way

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Water Heater, Stove, Dryer, Washer, Refrigerator
Heating	Baseboard, Fireplace(s), Furnace, Hot Water
Fireplace	Yes
Fireplaces	Wood Burning Stove
# of Stories	2
Stories	2 Storey, Split Entry
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

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

School Information

Elementary	Ash Lee Jefferson Elementary School
Middle	Georges P Vanier Junior High School
High	Lockview High School

Additional Information

Zoning	R-1A
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Listing Details

Listing Office	Sutton Group Professional Realty
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Listing information last updated on October 22nd, 2025 at 8:47pm ADT