

\$1,549,000 - 6685 Edward Arab Avenue, Halifax

MLS® #202301944

\$1,549,000

5 Bedroom, 3.50 Bathroom, 3,510 sqft

Residential on 0.12 Acres

4-B, Halifax, NS

Gorgeous Executive Home completed in 2018 with over 3500 square feet of elegant living space. Boasting 5 bedrooms (all above grade), 3.5 baths, 2 offices, in-law suite, a fitness room and so much more! The main level showcases gleaming oak hardwood flooring, beamed 9 foot ceilings (main), a propane fireplace, designer lighting, large light-filled windows and a 10' wide Marvin door to the rear yard. The kitchen boasts KitchenAid stainless steel appliances, a gas stove, breakfast bar, white quartz surfaces and an abundance of cabinetry and counter tops. There is a quiet seating area off the kitchen to relax at the end of the day. The hidden gem is an 800 sf main level in-law suite complete with kitchenette, living room, full bathroom, laundry, walk-in closet, private entrance, and private deck. This space would also function as a private guest suite for 2-4 visitors, a large family den with a wet bar for entertaining, or a university student retreat. Upstairs the beamed stairwell soars to a height of 14' and features a mid-century chandelier. The large master suite features a walkthrough dressing room and a luxurious ensuite bath with soaker tub and stand alone tiled shower. Three more spacious bedrooms, additional bath, office, and laundry room complete the upper level. Downstairs features a spacious rec. room, fitness room, workshop, two large storage rooms, and an office/study. The home is energy efficient, air conditioned, and light filled. The outdoor space boasts a vibrant



lavender lined front walkway, an extensive stone patio for outdoor dining, a propane BBQ hook-up, privately fenced yard, rhubarb and blueberries bushes, and a large shed. Walking distance to schools, the shopping mall, grocery store, and many other amenities. Call today to view this incredible home and be sure to view the Matterport Virtual Tour!

Built in 2018

Essential Information

MLS® #	202301944
Price	\$1,549,000
Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,510
Acres	0.12
Year Built	2018
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	June 21st, 2023

Community Information

Address	6685 Edward Arab Avenue
Area	Halifax - Dartmouth
District	4-Halifax West
Sub-District	4-B
City	Halifax
County	Halifax
Province	NS
Postal Code	B3L 2C9

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
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Parking	No Garage, Concrete
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Interior

Interior Features	Ensuite Bath, Secondary Suite, High Speed Internet
Appliances	Stove - Gas, Dishwasher, Dryer, Washer, Range Hood, Refrigerator
Heating	Forced Air, Heat Pump
Cooling	Ducted Cooling
Fireplace	Yes
Fireplaces	Propane
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Finished

Exterior

Lot Description	Under 0.5 Acres, Landscaped, Level
Roof	Asphalt, Metal
Construction	Shingle Siding, Wood Siding, Other
Foundation	Concrete Perimeter

School Information

Elementary	Westmount Elementary School
Middle	St Agnes Junior High School
High	Citadel High School

Additional Information

Zoning	R1
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Listing Details

Listing Office	Royal LePage Atlantic
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