

# **\$409,000 - 12 Belmont Avenue, Dartmouth**

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MLS® #202302962

**\$409,000**

3 Bedroom, 1.50 Bathroom, 1,664 sqft

Residential on 0.21 Acres

11-A, Dartmouth, NS

If you are looking for a lovely home with the perfect location~ This is it! Centrally located in Dartmouth and close to all amenities, restaurants, coffee shops, hospital, shopping, Shearwater, Eastern Passage and convenient access to the highway! This charming home with detached wired 30x 30 garage offers not just a perfect location and neighbourhood but much more! With a unique layout this Cape Cod style property has natural light throughout, the main floor has an aesthetically pleasing spacious kitchen with white cabinets and tasteful backsplash. The living area is open and adaptable to many choices of furniture placements, this room leads to a separate dining area with patio doors overlooking a private fully fenced backyard. Apart from the dining area there is a 13 x 12.6 open area den/ computer space or a place to relax and enjoy a good book while sipping your morning coffee. Lastly this level offers a side entrance to the paved driveway with multi parking plus a main floor laundry/2pc bath. As we make our way to the second level with a skylight above us to enjoy the natural lighting you will notice the oversized primary bedroom with double closets and two other nicely placed bedrooms, completing this level is a 4 pc bath. Not to be overlooked are the natural wood ceilings and exposed beams definitely a dramatic crowning feature to any home's interior. This property is zoned R-2 and ready for a family to love it like the current owner has!



Built in 1993

## Essential Information

MLS® #	202302962
Price	\$409,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,664
Acres	0.21
Year Built	1993
Type	Residential
Sub-Type	Single Family Residence
Style	Cape Cod
Status	Closed
Date Sold	March 30th, 2023

## Community Information

Address	12 Belmont Avenue
Area	Halifax - Dartmouth
District	11-Dartmouth Woodside, Eastern Passage, Cow Bay
Sub-District	11-A
City	Dartmouth
County	Halifax
Province	NS
Postal Code	B2W 1E5

## Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking	Detached, Heated Garage, Wired, Paved

## Interior

Interior Features	High Speed Internet
Heating	Baseboard, Hot Water
Has Basement	Yes
Basement	Unfinished

## Exterior

Lot Description	Under 0.5 Acres, Cleared
Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter

### **School Information**

Middle	Dartmouth South Academy
High	Dartmouth High School

### **Additional Information**

Zoning	R-2 - RESIDENTIAL MEDIUM DENISTY
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### **Listing Details**

Listing Office	Century 21 Trident Realty Ltd.
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Listing information last updated on October 13th, 2025 at 10:02am ADT