

\$524,900 - 30 Saskatoon Drive, Halifax

MLS® #202303788

\$524,900

3 Bedroom, 2.00 Bathroom, 1,408 sqft

Residential on 0.17 Acres

5-A, Halifax, NS

Get yourself started on the property ladder, live on the main level, rent out the lower level(currently \$1,075 monthly), that will help out with the mortgage.(occupancy permit will be provided) When you drive up to the property, it's obvious to see how well cared for this home is, with a new front porch and side deck/steps, professionally built. Inside you see the main level featuring 2 bedrooms, a good sized living room with hardwood floors, large bright windows allowing lots of natural light, updated bathroom with moulded tub, stacking washer and dryer .Eat-in kitchen with side door entrance to the yard. The home is carpet free for ease of cleaning. Downstairs is accessed from the outside private entrance, you'll see a cozy 1 bedroom unit with bright living-room , kitchen and full bath. Both yourself & the tenant can enjoy the large beautiful yard with lots of space for some outdoor entertaining. Some of the upgrades include, fibreglass oil tank 2014,(30 yr warranty) Roof re-shingled 2017. Hot water tank 2018. RO.(x2) water filtration system at the tap. Annual maintenance on the furnace. The location of this sweet property is one of its best attributes. Kearney lake is literally on the other side of the street with many beautiful waterfront homes as your neighbours. Just further down Saskatoon Dr is Maskwa Aquatic Club, you may have seen people out on the lake while driving along Kearney Lake Rd. The beach is sandy and the lake is great for an afternoon dip after a long day at work. The highway access to



highway 102 is just a couple of minutes away. This home can not only help you get on the property ladder but can provide you with a wonderful lifestyle of warm summer days like living at the cottage, sitting around an outside fire-pit on fall evenings and breathtaking views of the lake after a snow fall. Close to everything, close to perfect. Make your appointment now to view this wonderful cozy home. Contact your agent right away.

Built in 1962

Essential Information

MLS® #	202303788
Price	\$524,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,408
Acres	0.17
Year Built	1962
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	May 26th, 2023

Community Information

Address	30 Saskatoon Drive
Area	Halifax - Dartmouth
District	5-Fairmount, Clayton Park, Rockingham
Sub-District	5-A
City	Halifax
County	Halifax
Province	NS
Postal Code	B3M 3H7

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	No Garage, Double, Paved
View	Lake
Waterfront	Lake Privileges

Interior

Interior Features	See Remarks, High Speed Internet
Appliances	Range, Electric Range, Dryer, Washer, Refrigerator, Water Softener
Heating	Baseboard, Furnace, Hot Water
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

Exterior

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

School Information

Elementary	Grosvenor - Wentworth Park Elementary School
Middle	Clayton Park Junior High School
High	Halifax West High School

Additional Information

Zoning	R2
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Listing Details

Listing Office	RE/MAX Nova (Halifax)
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