

\$799,900 - 3 Sarah Crescent, Brookside

MLS® #202304172

\$799,900

4 Bedroom, 3.00 Bathroom, 3,333 sqft

Residential on 2.00 Acres

40-B, Brookside, NS

It's a home, it's a cottage, it's everything you want in a family focused home that is perfect for entertaining family, friends and colleagues. Located 25 minutes from downtown Halifax you will be impressed with this waterside oasis within minutes of 3 golf courses. As you approach the home through the graceful stonewalled laneway you will feel calmness reaching this executive bungalow with 3-car garage. Entering the bright spacious executive home, you will be received by an open and welcoming foyer. Leading you into the grand living room with propane fireplace, flowing into the open concept dining and kitchen areas. Off the dining area you access the private deck overlooking the pool, backyard and brook. Completing the main floor you find the primary bedroom with ensuite, guest bedroom, guest bathroom, laundry area and 3 vehicle garage. On the lower level the large family room (which includes the pool table) opens up onto the pool deck area, perfect for an easy transition to the summertime activities. Two additional bedrooms, 3-PC bath, utility and storage areas finish the lower level. Imagine enjoying the waterside deck listening to the calming water sounds from the running brook leads into McGrath lake, which is perfect for canoeing into the lake. Over \$ 200,000 in updates have been completed on the home in the past couple years. New Decks, New Pool, New Heat Pumps, New Furnace, Wired-in whole home generator and the list continues. Call



today to view this superb executive bungalow on 2 acres, only minutes away from Bayers lake, golf courses, Airport and downtown Halifax.

Built in 2003

Essential Information

MLS® #	202304172
Price	\$799,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,333
Acres	2.00
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	June 29th, 2023

Community Information

Address	3 Sarah Crescent
Area	Halifax - Dartmouth
District	40-Timberlea, Prospect, St. Margaret's Bay
Sub-District	40-B
City	Brookside
County	Halifax
Province	NS
Postal Code	B3T 1R5

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	3
Parking	Attached, Triple, Heated Garage, Paved
# of Garages	3
Is Waterfront	Yes

Waterfront	Lake
Has Pool	Yes
Pool	Above Ground

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Cooktop, Oven, Dishwasher, Dryer, Washer, Freezer, Microwave, Refrigerator
Heating	Ductless, Hot Water, In Floor
Fireplace	Yes
Fireplaces	Propane
Has Basement	Yes
Basement	Finished

Exterior

Lot Description	1 to 2.99 Acres, Landscaped
Roof	Asphalt
Construction	Brick, Vinyl Siding
Foundation	Concrete Perimeter

Additional Information

Zoning	RA - 1
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Listing Details

Listing Office	Royal LePage Atlantic
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