

\$889,900 - 11 Bramwell Court, Bedford

MLS® #202304434

\$889,900

4 Bedroom, 3.50 Bathroom, 2,918 sqft

Residential on 0.11 Acres

20-F, Bedford, NS

Welcome to the highly-desired subdivision of Cascades Park in West Bedford. This 2-storey home is both modern and functional, featuring 3+1 bedrooms, 3.5 baths, and a 1.5 built-in heated garage. Features include a fully-ducted heat pump, natural gas, a 50" Napoleon electric fireplace, custom blinds, upgraded light fixtures, wired for whole-home audio system, as well as a nest thermostat. The main level is super-functional with 9-foot ceilings, a mudroom to kick off your shoes, a walk-in-pantry with sink (perfect for setting up your coffee station and hiding away the dog bowls), a chic powder room, a bright living room and a modern kitchen with a large island for entertaining (bonus new dishwasher and fridge). Double patio doors lead you to the east-facing backyard which backs onto a green space where you can enjoy morning sunrises over coffee while you let your fur babies explore the fully fenced yard. Upstairs you will find 3 spacious bedrooms including the primary bedroom with a walk-in closet and an en-suite with a stylish floating vanity and a huge walk-in shower. The bright walkout basement is lovely with 9-foot ceilings, large windows, a 4th bedroom, rec room/office area and storage space. Another bonus? This property still has a new home warranty for another 1.5 years. This beauty won't last! Book your showing today. Nat gas bill roughly \$1,100/year or \$90/month.



Built in 2017

Essential Information

MLS® #	202304434
Price	\$889,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,918
Acres	0.11
Year Built	2017
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	July 4th, 2023

Community Information

Address	11 Bramwell Court
Area	Halifax - Dartmouth
District	20-Bedford
Sub-District	20-F
City	Bedford
County	Halifax
Province	NS
Postal Code	B4B 0W2

Amenities

Utilities	Electric, Natural Gas, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking Spaces	4
Parking	1.5, Garage, Heated Garage, Double, Paved
# of Garages	2

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Gas Range, Dishwasher, Dryer - Electric, Washer, Refrigerator
Heating	Heat Pump
Fireplace	Yes
Fireplaces	Electric
# of Stories	2

Stories	2 Storey
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Lot Description	Under 0.5 Acres, Landscaped, Level
Roof	Asphalt, Fiberglass
Construction	Stone, Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Kingswood Elementary School
Middle	Madeline Symonds Middle School
High	Charles P Allen High School

Additional Information

Zoning	BWCDD
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Listing Details

Listing Office	Royal LePage Atlantic
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