

# \$399,900 - 3 Nightingale Drive, Halifax

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MLS® #202305026

**\$399,900**

4 Bedroom, 1.50 Bathroom, 2,045 sqft

Residential on 0.16 Acres

5-B, Halifax, NS

Welcome to 3 Nightingale Drive, located in the desirable neighbourhood of Rockingham. This split entry fixer-upper is the perfect opportunity for anyone looking to put their own personal touch on a home in a sought-after location. With 3 bedrooms on the main floor, 1 bedroom on the lower level and 1.5 bathrooms, this home has plenty of room for a family or those who are just starting out. The living room is bright and airy, with large windows that let in natural light, a separate dining area provides a cozy spot for family dinners or entertaining guests. One of the best features of this property is its location. Situated in the heart of Birdland, this home is just minutes away from top-rated schools, parks, and the Canada Games Centre. Plus, with easy access to major highways and public transportation, getting around the city has never been easier. Don't miss your chance to make this home your own. Contact us today to schedule a viewing of 3 Nightingale Drive and discover all the potential it has to offer.



Built in 1967

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | 202305026 |
| Price      | \$399,900 |
| Bedrooms   | 4         |
| Bathrooms  | 1.50      |
| Full Baths | 1         |

|                |                         |
|----------------|-------------------------|
| Half Baths     | 1                       |
| Square Footage | 2,045                   |
| Acres          | 0.16                    |
| Year Built     | 1967                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | April 26th, 2023        |

### Community Information

|              |                                       |
|--------------|---------------------------------------|
| Address      | 3 Nightingale Drive                   |
| Area         | Halifax - Dartmouth                   |
| District     | 5-Fairmount, Clayton Park, Rockingham |
| Sub-District | 5-B                                   |
| City         | Halifax                               |
| County       | Halifax                               |
| Province     | NS                                    |
| Postal Code  | B3M 1V2                               |

### Amenities

|                |                                                                   |
|----------------|-------------------------------------------------------------------|
| Utilities      | Electric, Cable Connected, Electricity Connected, Phone Connected |
| Parking Spaces | 2                                                                 |
| Parking        | Carport, Double, Paved                                            |

### Interior

|                   |                                                                         |
|-------------------|-------------------------------------------------------------------------|
| Interior Features | High Speed Internet                                                     |
| Appliances        | Water Heater, Stove, Dishwasher, Dryer, Washer, Microwave, Refrigerator |
| Heating           | Baseboard, Forced Air                                                   |
| Fireplace         | Yes                                                                     |
| Fireplaces        | Wood Burning                                                            |
| Stories           | Split Entry                                                             |
| Has Basement      | Yes                                                                     |
| Basement          | Full, Walk-Out Access                                                   |

### Exterior

|                 |                             |
|-----------------|-----------------------------|
| Lot Description | Under 0.5 Acres, Landscaped |
| Roof            | Asphalt                     |
| Construction    | Brick, Shingle Siding       |

Foundation                Concrete Perimeter

**School Information**

Elementary                Rockingham Elementary School  
Middle                     Clayton Park Junior High School  
High                        Halifax West High School

**Additional Information**

Zoning                    R-1

**Listing Details**

Listing Office            Engel & Volkers

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