

\$649,900 - 76 Brackstone Court, Lower Sackville

MLS® #202307331

\$649,900

3 Bedroom, 3.00 Bathroom, 2,656 sqft
Residential on 0.94 Acres

25-B, Lower Sackville, NS

Welcome to 76 Brackstone Court! This immaculate custom built two level bungalow is located just 25 minutes to the capital city of HALIFAX & 15 minutes to HALIFAX'S PRIMARY AIRPORT. The central location ensures this property's value will remain strong through the tests of time. The home is privately nestled at the end of a cul-de-sac in the prestigious Stonemount subdivision.

Minimal traffic, large lots and friendly neighbours make this the ideal place to raise a family or retire. This area features many lakes and rivers allowing for fantastic recreation options all year round. Upon arrival to this stunning property you will drive in a beautifully paved driveway, passing landscaped grounds.

Step inside this spectacular home and you will be greeted by gleaming hardwood flooring and a practical layout that is sure to accommodate a growing family, the entrepreneur or a multi generational living situation. It's blatantly apparent upon arrival that this home has been meticulously taken care of. This home has its original owners and has NEVER BEEN ON MLS! The main level features a bright and spacious kitchen with an adjacent breakfast nook. The formal dining room flows naturally into the main level living room which is perfect for holidays and family gatherings. The main level also has a charming four piece bath, spare bedroom and a huge primary bedroom with ensuite bath. The master has been framed under the drywall to easily be converted to two bedrooms should



the new buyer choose to do so! walk down the stairway downstairs to discover the most spacious and bright secondary suite you could ever imagine. This grade entry secondary suite has large windows and its own paved entrance for guests, tenants, or family! This level is complete with a kitchenette, MASSIVE rec room, perfectly sized bedroom, four piece bath and a HUGE den. This level could also be converted into two bedrooms very easily by installing two doors where required. DO NOT HESITATE TO SCHEDULE A PRIVATE S

Built in 2001

Essential Information

MLS® #	202307331
Price	\$649,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,656
Acres	0.94
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	July 5th, 2023

Community Information

Address	76 Brackstone Court
Area	Halifax - Dartmouth
District	25-Sackville
Sub-District	25-B
City	Lower Sackville
County	Halifax
Province	NS
Postal Code	B4C 4G5

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	4
Parking	Attached, 1.5, Wired, Double, Paved
# of Garages	2

Interior

Interior Features	Ensuite Bath, Secondary Suite, High Speed Internet
Heating	Furnace, Ductless, Hot Water
# of Stories	2
Stories	Two
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Exterior Features	Balcony
Lot Description	0.5 to 0.99 Acres, Partially Cleared, Hardwood Bush, Landscaped, Level, Softwood Bush, Wooded
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Cavalier Drive School
Middle	Leslie Thomas Junior High School
High	Sackville High School

Additional Information

Zoning	R-6 - RURAL RESIDENTIAL
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Listing Details

Listing Office	Exit Real Estate Professionals
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