

\$534,500 - 111 5221 Cornwallis Street, Halifax

MLS® #202308486

\$534,500

2 Bedroom, 1.00 Bathroom, 1,009 sqft
Residential

N/A, Halifax, NS

Welcome to Halifax's popular and sought after Spice building condominiums - with one of the lowest condo fees in the city and a healthy reserve fund (\$306.45/mo or \$0.32 per sqft)! Modern contemporary condo living just a stroll to Halifax's downtown, scenic Halifax Harbour boardwalk and a stone's throw to the Royal Naval Dockyard. Enjoy all the professional and recreational offerings expected from the vibrant downtown Halifax as well as the Cogswell District Redevelopment Project which is ongoing and extending the downtown core closer to you! Suite #111 is a quiet, ground-level, open concept suite offering 2 bedrooms and a 4-piece bath; all of which has been fully renovated throughout! Enjoy the new custom kitchen with quartz peninsula countertop with sleek waterfall edge, LG mini-split ductless heat pump system + in-floor radiant heating, LVP and porcelain tile flooring throughout, LED light fixtures and newly added pot lighting and more! Walk-out to your private concrete patio and a fenced-in, fully landscaped PET FRIENDLY courtyard - dog owner's rejoice! The Spice is an ICF constructed building providing increased sound barrier and higher energy efficiency via NS Power Time-of-Day rates. Average monthly NS Power costs are less than \$100 per month - covering all electric including heat. The low monthly condo fees cover building maintenance, landscaping and a live-in Super. If all this wasn't enough, there is a separately deeded large underground parking space



which backs onto your own storage locker, a gym and a guest suite (\$75 per night, sure beats hotel pricing for friends and family!). This unit won't last! Contact for a viewing today.

***OPEN HOUSE* SATURDAY MAY 13th**

2:00-4:00pm SUNDAY MAY 14th 2:00-4:00pm

Offers to be submitted by 7:00pm on Sunday May 14th, 2023.

Built in 2008

Essential Information

MLS® #	202308486
Price	\$534,500
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,009
Year Built	2008
Type	Residential
Sub-Type	Condominium
Status	Closed
Date Sold	August 3rd, 2023

Community Information

Address	111 5221 Cornwallis Street
Area	Halifax - Dartmouth
District	1-Halifax Central
Sub-District	N/A
City	Halifax
County	Halifax
Province	NS
Postal Code	B3K 0B6

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	Underground, Deeded, Concrete, Parking Spaces(s)

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Oven, Dishwasher, Dryer - Electric, Washer, Range Hood, Refrigerator
Heating	Ductless, In Floor
# of Stories	1
Stories	One
Basement	None

Exterior

Lot Description	Landscaped
Roof	Rolled/Hot Mop
Construction	ICFs (Insulated Concrete Forms)
Foundation	Insulated Concrete

Additional Information

Zoning	HR-1
HOA Fees	306.45
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Air Realty Limited
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Listing information last updated on October 21st, 2025 at 4:17pm ADT