

\$550,000 - 14 Beaver Crescent, Cole Harbour

MLS® #202308940

\$550,000

5 Bedroom, 2.50 Bathroom, 2,026 sqft
Residential on 0.14 Acres

16-D, Cole Harbour, NS

Exciting property alert! Whether you are looking for a family home or a source of additional income, this newly renovated gem has got it all. This legal duplex is move-in ready & waiting for you to start enjoying or setting your own rents for new tenants, right away! This incredible single-family house has been completely transformed with a sound-proofed basement apartment. Both units have been renovated with a long list of updates with such highlights as 2 new kitchens, all new windows, metal roof, 2-200amp panels, new front/back decks, complete re-wiring, replaced the worry of an oil-fired furnace with all new baseboard heaters and 2 heat pumps. And that is just the beginning! Be sure to ask for the list. You will find 3 bedrooms, 1.5 modern baths, a cozy sunroom, a kitchen separated from the dining and living rooms, in-unit laundry, filling 1342 sq.ft. of living space in the upper unit. The 684 sq.ft unit downstairs has 2 bedrooms, 1 bath, in-unit laundry, and an open concept kitchen/dining/living room with oversized windows that fill the space with natural light, you'll forget you're even in a basement! TLA 2026 sq.ft



Built in 1970

Essential Information

MLS® #	202308940
Price	\$550,000

Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,026
Acres	0.14
Year Built	1970
Type	Residential
Sub-Type	Duplex
Status	Closed
Date Sold	June 9th, 2023

Community Information

Address	14 Beaver Crescent
Area	Halifax - Dartmouth
District	16-Colby Area
Sub-District	16-D
City	Cole Harbour
County	Halifax
Province	NS
Postal Code	B2V 1C9

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Parking Spaces(s), Paved

Interior

Interior Features	High Speed Internet
Heating	Baseboard, Ductless
Cooling	Ductless
# of Stories	1
Stories	One and One Half
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Lot Description	Under 0.5 Acres
Roof	Metal
Construction	Vinyl Siding

Foundation	Block, Concrete Perimeter
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School Information

Elementary	Caldwell Road Elementary School
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Middle	Astral Drive Junior High School
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High	Auburn Drive High School
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Additional Information

Zoning	R-2 - RESIDENTIAL MEDIUM DENISTY
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Listing Details

Listing Office	EXP Realty of Canada Inc.
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