

# \$509,900 - 501 36 Southgate Drive, Bedford

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MLS® #202309008

**\$509,900**

2 Bedroom, 2.00 Bathroom, 1,242 sqft

Residential

20-F, Bedford, NS

Location, location, location...2 bedroom, 2 bath  
- Brilliant condo in one of Bedford's most desirable condo buildings, "The Tides". This beautiful condo is located on the 5th(top floor), with a beautiful layout & privacy as it overlooks treescape with partial ocean views. The open concept living & dining rooms is great for entertaining flowing into kitchen which features granite countertops, stainless steel appliances and breakfast style seating. The balcony off living room is the perfect retreat for relaxation, after a long day .The primary bedroom is spacious, featuring a walk-in closet & 3pc ensuite with hard surface counters. The 2nd bedroom is bright with double closets. This condo has air conditioning for those hot summer days and wow the amenities of the building include a heated outdoor salt water pool, gym, sauna, social room, guest suite, library, car wash bay & lots of guest parking. Walk to all amenities at Mill Cove and just a short walk to Bedford waterfront & marina. Included in the condo fees are your heat, water, parking, storage, and access to all amenities. Book your private viewing today of the incredible unit and building!



Built in 2006

## Essential Information

MLS® # 202309008

Price \$509,900

Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,242
Year Built	2006
Type	Residential
Sub-Type	Condominium
Status	Closed
Date Sold	May 29th, 2023

### Community Information

Address	501 36 Southgate Drive
Area	Halifax - Dartmouth
District	20-Bedford
Sub-District	20-F
City	Bedford
County	Halifax
Province	NS
Postal Code	B4B 4M4

### Amenities

Utilities	Natural Gas, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking Spaces	1
Parking	Single, Garage, Underground, Assigned, Parking Spaces(s), Paved
# of Garages	1
View	Ocean
Has Pool	Yes
Pool	In Ground

### Interior

Interior Features	Central Vacuum, Elevator, Ensuite Bath, High Speed Internet
Appliances	Electric Range, Dishwasher, Dryer, Washer, Range Hood, Refrigerator
Heating	Baseboard, Hot Water
Cooling	Ducted Cooling
# of Stories	1
Stories	One
Basement	None

### Exterior

Exterior Features	Balcony
Roof	Tar/Gravel
Construction	Brick, Stone
Foundation	Concrete Perimeter

### **Additional Information**

Zoning	Condo
HOA Fees	491.73
HOA Fees Freq.	Monthly

### **Listing Details**

Listing Office	One Percent Realty East Inc.
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