

\$654,900 - 32 Confederation Avenue, Fall River

MLS® #202309799

\$654,900

2 Bedroom, 3.00 Bathroom, 2,828 sqft

Residential on 1.43 Acres

30-B, Fall River, NS

Welcome to 32 Confederation Avenue, a lovely spacious bungalow in Fall River Village. The main level is highlighted by the large, open, bright living and dining rooms with hardwood flooring and the updated kitchen with newer built-in appliances and stone countertops. The primary bedroom features hardwood flooring, ample closet space, and is adjoined by a 5-piece bath with air jet tub, double sinks, and corner shower. A large guest bedroom and 3-piece bath complete the main level. Downstairs finds a huge rec room space with a woodstove, bar area, full bath, laundry, and private office or potential 3rd bedroom. The unfinished portion provides storage and hobby or workshop space, plus a full walk-out to the pretty backyard. Ductless heat pumps and a propane fireplace add comfortable and efficient heating and cooling, and a generator panel is also included. The home is set on a nicely treed lot on a quiet street in Fall River close to nearby schools and amenities and just a short drive from Halifax, Dartmouth, or the Halifax International Airport. View today!



Built in 1988

Essential Information

MLS® #	202309799
Price	\$654,900
Bedrooms	2

Bathrooms	3.00
Full Baths	3
Square Footage	2,828
Acres	1.43
Year Built	1988
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	July 20th, 2023

Community Information

Address	32 Confederation Avenue
Area	Halifax - Dartmouth
District	30-Waverley, Fall River, Oakfield
Sub-District	30-B
City	Fall River
County	Halifax
Province	NS
Postal Code	B2T 1M9

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	4
Parking	Attached, Double, Heated Garage, Paved
# of Garages	2

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Electric Cooktop, Electric Oven, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Fireplace(s), Ductless, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove, Propane
Has Basement	Yes
Basement	Full, Partially Finished, Walk-Out Access

Exterior

Lot Description	1 to 2.99 Acres, Partial Landscaped, Level
Roof	Asphalt
Construction	Brick, Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Ash Lee Jefferson Elementary School
Middle	Georges P Vanier Junior High School
High	Lockview High School

Additional Information

Zoning	R-1A
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Listing Details

Listing Office	Sutton Group Professional Realty
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