

\$1,495,000 - 65 Foxberry Hill, Glen Haven

MLS® #202311917

\$1,495,000

3 Bedroom, 2.50 Bathroom, 3,591 sqft

Residential on 1.15 Acres

40-C, Glen Haven, NS

Welcome to your dream home on St Margaret's Bay, where oceanfront living meets tranquility. This stunning property nestled on a protected cove, will draw you in with a calm serene romance. The home maintains a large footprint while simultaneously feeling cozy and comfortable, with three wood-burning fireplaces. The sunlit living room is the heart of the home, with expansive windows that flood the room with natural light. Step outside onto the wrap-around deck, perfect for enjoying the fresh sea breeze and hosting gatherings. The open-concept kitchen is a chef's delight, offering ample space for cooking and entertaining. You will find the primary bedroom on the main floor, providing convenience and privacy. This spacious retreat features a walk-in closet and an ensuite bathroom complete with a luxurious soaker tub and a stand-alone shower. For additional living space, the large family room on the lower level is an ideal retreat. The lower level also features a generous laundry room, two well-sized bedrooms, a full bathroom, and versatile space that can be utilized as a home office and/or gym. With plenty of storage options and a walkout basement, this home ensures functional living at its finest. The beautifully landscaped grounds create a peaceful oasis, complemented by a greenhouse for your green thumb. Follow the private tree-filled path that leads to the boathouse and dock, where you can enjoy direct access to the bay. Not only does this



property offer the bliss of nature, but it also provides an easy commute to Downtown Halifax. You can soak in the tranquility of your surroundings while still enjoying the vibrant city life. Plus with the property located at the end of a cul-de-sac, ensures privacy and limited traffic. This home has been exceptionally well maintained and comes with a new metal roof, ensuring longevity and peace of mind. It also boasts R2000 construction and energy-efficient heating and cooling systems.

Built in 2007

Essential Information

MLS® #	202311917
Price	\$1,495,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	3,591
Acres	1.15
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	August 15th, 2023

Community Information

Address	65 Foxberry Hill
Area	Halifax - Dartmouth
District	40-Timberlea, Prospect, St. Margaret's Bay
Sub-District	40-C
City	Glen Haven
County	Halifax
Province	NS
Postal Code	B3Z 2V9

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Attached, Double, Heated Garage, Wired, Paved
# of Garages	2
Is Waterfront	Yes
Waterfront	Waterfront, Access: Bay, Ocean Access

Interior

Interior Features	Central Vacuum, Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator, Water Purifier, Water Softener
Heating	Electric, Forced Air, Heat Pump
Fireplace	Yes
Fireplaces	Fireplace(s)
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Exterior Features	Dock
Lot Description	1 to 2.99 Acres, Landscaped, Wooded
Roof	Metal
Construction	Wood Siding
Foundation	Concrete Perimeter

School Information

Elementary	St Margaret's Bay Elementary School
Middle	Five Bridges Junior High School
High	Bay View High School

Additional Information

Zoning	MRR-1
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Listing Details

Listing Office	Sotheby's International Realty Canada
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Listing information last updated on October 24th, 2025 at 8:17am ADT