

# \$480,000 - 50 Old Ferry Road, Dartmouth

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MLS® #202312155

## \$480,000

3 Bedroom, 2.00 Bathroom, 1,547 sqft

Residential on 0.16 Acres

12-D, Dartmouth, NS

You will fall in love with this sweet home nestled in the trees, in a perfect Downtown Dartmouth neighbourhood. Full of character and charm, this home has been lovingly cared for, and experienced a lift in 2016/2017 giving it a great basement space with in-floor heat in the polished concrete floors, a bright and spacious rec room area with walkout to the yard, a good size bedroom and a spacious 3 piece bath. On the main level you will soak up the sunlight in the welcoming living room and dining room surrounded by windows, the functional traditional kitchen is sweet and there are 2 more good bedrooms and a full bathroom. Efficient heat is in-joist upstairs and fuelled by natural gas, with a new boiler installed in Dec 2022. The rear yard is fenced and full of all established perennials, with gated access to the driveway in back on Blink Bonnie Terrace. Come take a look, this house truly Feels Like Home!



Built in 1948

## Essential Information

MLS® #	202312155
Price	\$480,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,547
Acres	0.16

Year Built	1948
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	July 19th, 2023

### Community Information

Address	50 Old Ferry Road
Area	Halifax - Dartmouth
District	12-Southdale, Manor Park
Sub-District	12-D
City	Dartmouth
County	Halifax
Province	NS
Postal Code	B2Y 2E7

### Amenities

Utilities	Natural Gas, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking Spaces	1
Parking	No Garage, Paved, Single

### Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Refrigerator
Heating	In Floor, Radiant
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

### Exterior

Lot Description	Under 0.5 Acres, Landscaped, Rolling Slope, Sloping/Terraced
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

### School Information

Elementary	Hawthorn Elementary School
Middle	Dartmouth South Academy

High Dartmouth High School

### **Additional Information**

Zoning ER-2

### **Listing Details**

Listing Office Royal LePage Atlantic (Dartmouth)

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