

\$450,000 - 2690 Poplar Drive, Coldbrook

MLS® #202315519

\$450,000

4 Bedroom, 2.00 Bathroom, 1,952 sqft

Residential on 0.46 Acres

V2, Coldbrook, NS

A fantastic place to call home in a sought-after neighborhood, boasting not only a strong sense of community but also safety, and convenient amenities nearby. Situated amidst farmland and protected green space, complete with scenic walking trails, provides a beautiful and tranquil environment. This split-entry home is well-equipped and comfortable. The outdoor living space is a true oasis, featuring a spacious 16' x16' deck complemented by a 10' x10' hard top gazebo – a perfect setting for year-round outdoor entertainment. The mature oak trees provide shade throughout both the front and backyard undoubtedly enhancing the appeal of this exquisite property. Inside the house, having four bedrooms and two bathrooms, including an ensuite, provides ample space for a family or hosting guests. The presence of closets in each bedroom, linen/pantry closets, coat closets, and a shoe cupboard offer plenty of storage options. Additionally, the absence of carpeting simplifies cleaning and maintenance, making it an ideal haven for individuals with allergies or those who prioritize convenience. The layout of the house is well-designed to optimize square footage, offering functional spaces for various purposes, such as family gatherings and entertainment. The compact yet highly efficient kitchen boasts an abundance of cabinet space, a practical feature that enhances the joy of prepping meals. As an added bonus, the basement suite with a private bathroom, complete with a shower and soaker tub,



provides a luxurious and spa-like retreat. The large 1.5-size garage comfortably accommodates your vehicle while still offering ample room for storage. A walk-in shed attached to the back of the garage, along with a garden shed in the backyard provides even more storage. Many of the home features meld comfort with aesthetics, creating an unparalleled living experience. New pressure treated deck 2023. Appliances remain "as is" on closing 10+ years old. Blinds and curtains remain.

Built in 1986

Essential Information

MLS® #	202315519
Price	\$450,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,952
Acres	0.46
Year Built	1986
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	October 19th, 2023

Community Information

Address	2690 Poplar Drive
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Coldbrook
County	Kings
Province	NS
Postal Code	B4R 1A9

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking Spaces	4
Parking	Attached, 1.5, Double, Paved
# of Garages	2

Interior

Interior Features	Ensuite Bath, See Remarks, High Speed Internet
Appliances	Range, Dryer, Washer, Microwave, Refrigerator
Heating	Baseboard, Ductless
Stories	Split Entry
Has Basement	Yes
Basement	Full

Exterior

Lot Description	Under 0.5 Acres, Cleared, Landscaped, Wooded
Roof	Asphalt
Foundation	Other

Additional Information

Zoning	Res
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Listing Details

Listing Office	RE/MAX Advantage
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