

\$435,000 - 106 Cobequid Drive, Truro

MLS® #202315893

\$435,000

3 Bedroom, 2.50 Bathroom, 2,131 sqft

Residential on 0.43 Acres

N/A, Truro, NS

Every now and then a rare property like this becomes available when a family decides to build their dream home. This 3 br rancher has so much to offer & it can be ready for a back-to-school closing. It is located on a quiet street in town less than a km or a five-minute walk from Truro Elementary and Truro junior high schools. Both are modern buildings with amazing leadership in place and both offer French immersion programs. Noteworthy is that the French school, Ecole Acadian offers a bus service from here. Some of the outstanding improvements made under the current ownership are a metal roof, it's both stylish and durable, two of the three bathrooms, have a new house feel with their design & finish choices,(all new plumbing, flooring & fixtures in both upstairs) carefully planned backyard landscaping made lawn space for a contractor built swingset & Playhouse, so it now offers both treed areas & lawn space, & you have a clear view of all of this from the spacious newly created wraparound sundeck that acts as a summer family room with easy access from the eat-in kitchen's, patio doors, or either of the two basement walkouts. This amazing rec room on the lower level has a 12-foot patio door system that has two double doors that open to a grade level, a paver stone patio, note the Regency, a wood-burning insert in the fireplace & a built-in custom workspace. The owners tell me that this family room space was one of the top reasons they chose to buy this home. The fact



that it has a two-piece bathroom and a separate laundry room on this level weâ€™re just icing on the cake for them. The master bedroom itself is roomy, plus it has a brand spanking new custom, ensuite shower just finished prior to this house coming to market. This house has pizzazz, lots of storage & versatile spaces for any familyâ€™s use. See it for yourself as quick showing appointments will be available all of this week.!

Built in 1991

Essential Information

MLS® #	202315893
Price	\$435,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,131
Acres	0.43
Year Built	1991
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	September 11th, 2023

Community Information

Address	106 Cobequid Drive
Area	Northern Region
District	104-Truro/Bible Hill/Stewiacke
Sub-District	N/A
City	Truro
County	Colchester
Province	NS
Postal Code	B2N 6J5

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Attached, Single, Wired, Paved
# of Garages	1

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Electric Range, Dishwasher, Dryer - Electric, Washer, Microwave, Refrigerator
Heating	Forced Air, Furnace, Stove
Has Basement	Yes
Basement	Full, Partially Finished, Walk-Out Access

Exterior

Lot Description	Under 0.5 Acres, Landscaped, Wooded
Roof	Metal
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Truro Elementary School
Middle	Truro Junior High School
High	Cobequid Educational Centre

Additional Information

Zoning	R1
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Listing Details

Listing Office	RE/MAX Fairlane Realty
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