

# \$349,900 - 138 Heritage Hills Drive, Eastern Passage

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MLS® #202319875

**\$349,900**

3 Bedroom, 1.50 Bathroom, 1,344 sqft

Residential on 0.17 Acres

11-A, Eastern Passage, NS

Welcome to your new home in the charming and family-friendly community of Eastern Passage! This move-in ready gem is perfect for both homeowners and savvy investors looking for an incredible opportunity. Nestled in a peaceful neighbourhood, this delightful semi detached property has three bedrooms and 1.5 bathrooms, providing ample space for comfortable living. The well-designed layout ensures a seamless flow throughout, making it ideal for anyone. Step inside, and you'll be greeted by a warm and inviting atmosphere. The cozy living spaces are bathed in natural light, creating a cheerful ambiance for everyday enjoyment. As you explore further, you'll find a cozy backyard, perfect for hosting summer barbecues, relaxing under the sun, or creating your own oasis. The family-friendly area offers nearby parks, schools, and community amenities, ensuring a convenient and fulfilling lifestyle. Eastern Passage continues to grow, and this home's desirable location is perfect. Don't miss out on this move-in ready gem in a sought-after community. Whether you're starting a new chapter or seeking a wise investment, this property is ready to welcome you home. Schedule a showing today with your favourite agent and experience the greatness of Eastern Passage living!



Built in 2005

## Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | 202319875               |
| Price          | \$349,900               |
| Bedrooms       | 3                       |
| Bathrooms      | 1.50                    |
| Full Baths     | 1                       |
| Half Baths     | 1                       |
| Square Footage | 1,344                   |
| Acres          | 0.17                    |
| Year Built     | 2005                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | November 20th, 2023     |

### Community Information

|              |                                                 |
|--------------|-------------------------------------------------|
| Address      | 138 Heritage Hills Drive                        |
| Area         | Halifax - Dartmouth                             |
| District     | 11-Dartmouth Woodside, Eastern Passage, Cow Bay |
| Sub-District | 11-A                                            |
| City         | Eastern Passage                                 |
| County       | Halifax                                         |
| Province     | NS                                              |
| Postal Code  | B3G 0A3                                         |

### Amenities

|                |                                                                   |
|----------------|-------------------------------------------------------------------|
| Utilities      | Electric, Cable Connected, Electricity Connected, Phone Connected |
| Parking Spaces | 2                                                                 |
| Parking        | No Garage, Double                                                 |

### Interior

|                   |                                                |
|-------------------|------------------------------------------------|
| Interior Features | High Speed Internet                            |
| Appliances        | Stove, Dishwasher, Dryer, Washer, Refrigerator |
| Heating           | Baseboard, Ductless                            |
| Stories           | Split Entry                                    |
| Has Basement      | Yes                                            |
| Basement          | Full, Finished                                 |

### Exterior

|                 |                 |
|-----------------|-----------------|
| Lot Description | Under 0.5 Acres |
|-----------------|-----------------|

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt            |
| Construction | Vinyl Siding       |
| Foundation   | Concrete Perimeter |

### **School Information**

|            |                                         |
|------------|-----------------------------------------|
| Elementary | Ocean View / Seaside Elementary Schools |
| Middle     | Eastern Passage Education Centre        |
| High       | Island View High School                 |

### **Additional Information**

|        |    |
|--------|----|
| Zoning | R2 |
|--------|----|

### **Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | Century 21 All Points |
|----------------|-----------------------|

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Listing information last updated on October 21st, 2025 at 1:47am ADT