

\$764,000 - 249 Kennedys Road, Boutiliers Point

MLS® #202321461

\$764,000

2 Bedroom, 2.00 Bathroom, 1,401 sqft

Residential on 0.19 Acres

40-D, Boutiliers Point, NS

Unlock the door to your seaside dreams with this inviting BEACH HOUSE in Boutiliers Point! Offering 71 feet of prime beach front on Cowlow Cove with panoramic views of three islands in St. Margarets Bay. Built for year-round living, the open concept living and dining room welcomes you with vaulted ceilings, skylights and a wall of windows that create a naturally bright and relaxed setting. Neutral finishes and nautical accents echo the natural beauty of the private beach just beyond your doorstep. A tall beach stone fireplace mantle with a new efficient insert sits proudly in the main room. Upstairs you will find a fantastic primary suite you will never need to leave; views for days, ensuite bath, walk-in closet, and a private balcony. Imagine waking up to the calming sound of ocean waves lapping on the shore and opening your eyes to scenic elevated views, all from the comfort of your bed! Below the primary suite is an attached double car garage that offers tons of additional storage space. Set in a sought after neighbourhood off of the main road, it's located less than 15 minutes to Tantallon for all amenities, and 45 minutes to the airport. This is your chance to own a prime piece of Nova Scotia's coastal beauty!



Built in 1959

Essential Information

MLS® #

202321461

Price	\$764,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,401
Acres	0.19
Year Built	1959
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	March 20th, 2024

Community Information

Address	249 Kennedys Road
Area	Halifax - Dartmouth
District	40-Timberlea, Prospect, St. Margaret's Bay
Sub-District	40-D
City	Boutiliers Point
County	Halifax
Province	NS
Postal Code	B3Z 1V5

Amenities

Utilities	Electric, Electricity Connected
Parking Spaces	4
Parking	Attached, 1.5, Double, Garage, Heated Garage, Wired, Other
# of Garages	4
View	Bay, Harbour, Ocean
Is Waterfront	Yes
Waterfront	Waterfront, Ocean Front, Access: Bay, Ocean Access

Interior

Interior Features	Ensuite Bath
Appliances	Stove, Dishwasher, Refrigerator
Heating	Baseboard, Forced Air, Furnace, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove
# of Stories	1
Stories	One and One Half

Has Basement	Yes
Basement	Full, Unfinished

Exterior

Lot Description	Under 0.5 Acres, Cleared, Landscaped
Roof	Asphalt
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	Engel & Volkers (Chester)
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