

\$1,349,900 - 48 Birchview Drive, Halifax

MLS® #202322750

\$1,349,900

5 Bedroom, 2.50 Bathroom, 4,273 sqft

Residential on 0.51 Acres

7-C, Halifax, NS

Pass through the iron gates where the tree lined paved driveway welcomes you to this one of a kind private, secluded, four season, lakefront home. The abundance of natural light will capture and embrace you with its warmth as you enter this multi level residence, providing calming lake views as you make your way through room to room ~ floor to floor. The main foyer welcomes you as you enter the home along with a beautiful expansive living room featuring hardwood floors. The main level features a large kitchen (with granite counter tops), center island, breakfast nook, dining room and family room. Upstairs you will find 4 spacious bedrooms as well as two full baths. The lower level has one bedroom, office space and family room. Cedar trim, throughout this solidly built home, holds a very distinctive feature from any other; you will also find 3 fireplaces, 2 car garage, boat room, gazebo and loft area for kids play room or library. Located in Purcells Cove/Herring Cove, on Williams Lake, downtown Halifax is only minutes away and the 100 Series Highway and Halifax Airport a short drive. Raise your family or relax in your retirement. Either way, enjoy the ability to canoe, kayak, paddleboard, etc all within your own personal playground. The list price reflects work needed for enhancements and upgrades; allowing the new owners to bring, select and place their own personal touch.



Built in 1967

Essential Information

MLS® #	202322750
Price	\$1,349,900
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	4,273
Acres	0.51
Year Built	1967
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	January 30th, 2024

Community Information

Address	48 Birchview Drive
Area	Halifax - Dartmouth
District	7-Spryfield
Sub-District	7-C
City	Halifax
County	Halifax
Province	NS
Postal Code	B3P 1G4

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Attached, Double, Multiple Driveways, Paved
# of Garages	2
View	Lake
Is Waterfront	Yes
Waterfront	Lake, Lake Privileges

Interior

Interior Features	Central Vacuum, Ensuite Bath, High Speed Internet
Appliances	Cooktop, Stove, Dishwasher, Refrigerator
Heating	Baseboard, Ductless

Fireplace	Yes
Fireplaces	Fireplace(s), Propane, Wood Burning
# of Stories	5
Stories	5 Level
Has Basement	Yes
Basement	Crawl Space, Partial, Partially Finished

Exterior

Exterior Features	Balcony
Lot Description	0.5 to 0.99 Acres, Cleared, Hardwood Bush, Landscaped, Sloping/Terraced
Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter

School Information

Elementary	John W Macleod-Fleming Tower Elementary School
Middle	Cunard Junior High School
High	JL Ilsley High School

Additional Information

Zoning	R1
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Listing Details

Listing Office	Royal LePage Atlantic (Dartmouth)
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