

\$579,900 - 43 Given Drive, Grand Lake

MLS® #202323403

\$579,900

3 Bedroom, 4.00 Bathroom, 1,692 sqft

Residential on 1.84 Acres

30-D, Grand Lake, NS

ATTENTION SAVY INVESTORS, AND FAMILIES WHO ARE LOOKING FOR INCOME TO HELP WITH RISING MORTGAGE RATES. MASSIVE 50k PRICE REDUCTION!!! Don't miss out on this beautiful 2 level bungalow in the sought-after community of Grand Lake. Only 10 minutes from Stanfeild International Airport. This amazing property features a massive primary bedroom with an amazing en-suite bathroom. 2nd bedroom is a good size as well. There are possibilities for 2 more bedrooms downstairs with minimal work. When you walk in the door, you are met with the most amazing open concept kitchen/dining area which will allow you to entertain numerous family and guests. If you prefer, there is a generous size separate dining room as well. Also this home features a fully equipped 1 bedroom apartment with a 2 year lease agreement already in place, with a terrific tenant. With the solar powered hot water assist as well, you will save thousands a year. There is also 2 Provincial parks in walking distance one features a boat launch that will allow you to enjoy everything Grand Lake has to offer. Shopping only minutes away. Call today for your private viewing.



Built in 1985

Essential Information

MLS® # 202323403

Price \$579,900

Bedrooms	3
Bathrooms	4.00
Full Baths	4
Square Footage	1,692
Acres	1.84
Year Built	1985
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	February 23rd, 2024

Community Information

Address	43 Given Drive
Area	Halifax - Dartmouth
District	30-Waverley, Fall River, Oakfield
Sub-District	30-D
City	Grand Lake
County	Halifax
Province	NS
Postal Code	B2T 0K2

Amenities

Utilities	Propane, Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Gravel

Interior

Interior Features	Ensuite Bath, Secondary Suite, High Speed Internet
Appliances	Propane Cooktop, Oven - Propane, Dishwasher, Dryer, Washer
Heating	Hot Water, In Floor
Fireplace	Yes
Fireplaces	Gas
# of Stories	2
Stories	Two
Has Basement	Yes
Basement	Full, Finished

Exterior

Lot Description	1 to 2.99 Acres, Cleared, Landscaped, Level
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Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Oldfield Consolidated Elementary School
Middle	Georges P Vanier Junior High School
High	Lockview High School

Additional Information

Zoning	R-1E
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Listing Details

Listing Office	Exit Real Estate Professionals
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