

# \$899,900 - 12 Ahmadi Crescent, Bedford

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MLS® #202324031

**\$899,900**

6 Bedroom, 3.50 Bathroom, 4,232 sqft

Residential on 0.17 Acres

20-A, Bedford, NS

Visit REALTOR website for additional information. Welcome to the prestigious community of Paper Mill Lake, Bedford! This 6-bedroom, 4 storey home, with space good for a large family with tweens/teens wanting space & home offices, is ready to invite new owners into the family-friendly neighbourhood. This executive home is stately, bright, and welcoming the moment you walk into the Foyer - open to the second floor, windows capture natural light flooding through the open concept main floor, with laundry room, half bath, an eat-in kitchen with island, formal dining room, living room, sunken family room, ceiling speakers throughout & NEW 2023 double deck surrounded by trees. One floor down, you'll find a landing to a whole bonus floor for your growing family, offices, or possible income suite, with 2 separate full-window bedrooms (1 with walk-in closet), full bath with heated floor, and another living room (with 2nd NEW 2023 deck). Stairs go down to the 4th floor which makes a great family/teenager media/gaming room and gym! On the top floor you'll find 4 bedrooms, including the huge primary suite featuring a giant walk-in closet and a spa-like ensuite with jet-tub, dual basins, dual shower, heated floor, and ceiling speakers - the perfect peaceful retreat after a long day. The main bathroom on this level also has dual basins, in-floor heat and skylight. Storage was not an afterthought â€” there are 16 closets with several being walk-in. Other notable features include a heat



pump with ducted air bringing year-round heating/AC to all 4 floors, central vac hook-ups, and propane fireplace in the family room. The property also has NEW 2023 outside stairs & 2020 roof, a modest back yard backing onto green space with a flowing brook. You get Paper Mill Lake beach a short walk away, multiple walking trails close by & DeWolf Park and the Bedford Basin just down the street. You would be close to all necessary amenities - groceries, malls, restaurants, 100ft to the school bus stop,

Built in 2004

**Essential Information**

MLS® #	202324031
Price	\$899,900
Bedrooms	6
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	4,232
Acres	0.17
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 21st, 2024

**Community Information**

Address	12 Ahmadi Crescent
Area	Halifax - Dartmouth
District	20-Bedford
Sub-District	20-A
City	Bedford
County	Halifax
Province	NS
Postal Code	B4A 4E5

## Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	4
Parking	Attached, Double, Wired, Concrete
# of Garages	2

## Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Dishwasher, Dryer, Washer
Heating	Heat Pump, In Floor
Cooling	Ducted Cooling
Fireplace	Yes
Fireplaces	Propane
# of Stories	2
Stories	2 Storey, 4 Level
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

## Exterior

Exterior Features	Balcony
Lot Description	Under 0.5 Acres, Cleared, Landscaped, Wooded
Roof	Asphalt
Construction	Aluminum Siding, Brick, Vinyl Siding
Foundation	Concrete Perimeter

## School Information

Middle	Rocky Lake Junior High School
High	Charles P Allen High School

## Additional Information

Zoning	RCDD
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## Listing Details

Listing Office	PG Direct Realty Ltd.
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Listing information last updated on October 13th, 2025 at 12:17am ADT