

\$449,900 - 45 Mountain Ash Court, Dartmouth

MLS® #202324938

\$449,900

4 Bedroom, 1.50 Bathroom, 1,479 sqft

Residential on 0.12 Acres

12-C, Dartmouth, NS



Steps from beautiful Oat Hill Lake, this family home is nestled at the end of a quiet cul de sac in one of the most desirable areas in the city. Enjoy the convenience of being moments from Downtown Dartmouth - a vibrant community boasting plenty of local shops, restaurants, cafes and ferry access to downtown Halifax. You will love the huge pantry in the kitchen, the stainless steel appliances and the updated bathrooms. The primary bedroom offers a spacious walk in closet, access to the main bathroom with double sinks, and a nook that is perfect for a vanity or home office. Located within walking distance to Sullivans Pond and Lake Banook, the nature lover will appreciate bountiful outdoor activities including hiking, fishing, paddling and skating. Have peace of mind with a brand new front deck, and stay cozy this winter with two ductless heat pumps. Fall in love with one of the best neighbourhoods the City of Lakes has to offer.

Built in 1993

Essential Information

MLS® #	202324938
Price	\$449,900
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1

Square Footage	1,479
Acres	0.12
Year Built	1993
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	December 21st, 2023

Community Information

Address	45 Mountain Ash Court
Area	Halifax - Dartmouth
District	12-Southdale, Manor Park
Sub-District	12-C
City	Dartmouth
County	Halifax
Province	NS
Postal Code	B2Y 4N3

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected, Other
Parking	No Garage, Paved

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Ductless
# of Stories	2
Stories	2 Storey
Basement	None

Exterior

Lot Description	Under 0.5 Acres, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Dartmouth South Academy
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Middle	Dartmouth South Academy
High	Dartmouth High School

Additional Information

Zoning	ER-1
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Listing Details

Listing Office	EXP Realty of Canada Inc.
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