

# \$499,900 - 35 Sam Crescent, Elmsdale

MLS® #202400574

## \$499,900

3 Bedroom, 3.00 Bathroom, 2,082 sqft  
Residential on 0.07 Acres

105-B, Elmsdale, NS

"The Bellflower" built by builder of the year winner FH Development Group. This well thought, quality-built home is exquisitely finished on all 3 levels; features 3 bedrooms, 2 full and 2 half bathrooms and an open concept main floor, this home is being built with high-end custom kitchen cabinets, laminate flooring throughout, hardwood staircase, energy efficient heat pump and Low E Argon windows. 7 Year Atlantic Home Warranty Included. Don't miss on this great opportunity in fast developing community. OPEN HOUSE 4 Sam Crescent every SUNDAY between 2:00-4:00 or by appointment.



### Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | 202400574               |
| Price          | \$499,900               |
| Bedrooms       | 3                       |
| Bathrooms      | 3.00                    |
| Full Baths     | 2                       |
| Half Baths     | 2                       |
| Square Footage | 2,082                   |
| Acres          | 0.07                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | April 25th, 2024        |

### Community Information

|              |                                |
|--------------|--------------------------------|
| Address      | 35 Sam Crescent                |
| Area         | Halifax - Dartmouth            |
| District     | 105-East Hants/Colchester West |
| Sub-District | 105-B                          |
| City         | Elmsdale                       |
| County       | Halifax                        |
| Province     | NS                             |
| Postal Code  | B2S 0B6                        |

### **Amenities**

|                |                         |
|----------------|-------------------------|
| Utilities      | Electric, None          |
| Parking Spaces | 1                       |
| Parking        | Attached, Single, Paved |
| # of Garages   | 1                       |

### **Interior**

|              |                     |
|--------------|---------------------|
| Heating      | Baseboard, Ductless |
| Fireplace    | Yes                 |
| Fireplaces   | Electric            |
| # of Stories | 2                   |
| Stories      | 2 Storey            |
| Has Basement | Yes                 |
| Basement     | Finished            |

### **Exterior**

|                 |                     |
|-----------------|---------------------|
| Lot Description | Under 0.5 Acres     |
| Roof            | Asphalt             |
| Construction    | Stone, Vinyl Siding |
| Foundation      | Concrete Perimeter  |

### **School Information**

|            |                              |
|------------|------------------------------|
| Elementary | Enfield District School      |
| Middle     | Riverside Education Centre   |
| High       | Hants East Rural High School |

### **Additional Information**

|        |             |
|--------|-------------|
| Zoning | Residential |
|--------|-------------|

### **Listing Details**

Listing Office

Air Realty Limited

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Listing information last updated on October 22nd, 2025 at 4:47am ADT