

\$450,000 - 306 114 Regency Park Drive, Halifax

MLS® #202402281

\$450,000

2 Bedroom, 2.00 Bathroom, 1,525 sqft

Residential

5-E, Halifax, NS

Tired of shoveling? Make the move to carefree condo living! You'll love the peaceful setting of this spacious condo in Tiara Gardens, a well-managed building close to all amenities.

Located at the back of the solid concrete building, overlooking a tranquil treed area with abundant morning sun, you can enjoy your coffee in the sunroom or on the balcony in warmer weather. This well kept condo has a layout designed for privacy with the primary suite (large bedroom, walk-in closet and ensuite bath with soaker tub) separated from the spacious second bedroom and bath (with new tiled walk-in shower & toilet installed in 2022), and an open, airy living/dining/kitchen area with excellent natural lighting heightened by the reflective backsplash in the kitchen. As well, there is a separate den/office/family room with ample space for two desks, a convenient in-unit laundry area, roomy closets throughout and an in-unit storage room (plus a separate storage space in the parking garage). This condo has been tastefully updated with solid surface kitchen counters, compressed cork plank flooring (installed 2018) and ceramic throughout. Tiara Gardens has an excellent condo corporation with healthy financials, great property management, and a recent reserve fund study. There's a warm community feeling here, with monthly gatherings in the attractive library funded by the recycling program, and desirable amenities including a bookable meeting room, a gym, a bookable guest suite, and a car washing station in the



garage. Assigned parking space in the heated parking garage plus ample additional parking spaces available to owners and visitors on the property. Don't delay, this is one of the nicest units in a popular building!

Built in 2004

Essential Information

MLS® #	202402281
Price	\$450,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,525
Year Built	2004
Type	Residential
Sub-Type	Condominium
Status	Closed
Date Sold	February 27th, 2024

Community Information

Address	306 114 Regency Park Drive
Area	Halifax - Dartmouth
District	5-Fairmount, Clayton Park, Rockingham
Sub-District	5-E
City	Halifax
County	Halifax
Province	NS
Postal Code	B3S 1R9

Amenities

Utilities	Natural Gas, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking	Heated Garage, Underground, Assigned, Parking Spaces(s)

Interior

Interior Features	Elevator, Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator

Heating	Baseboard
# of Stories	1
Stories	One
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Landscaped
Roof	Concrete, Rolled/Hot Mop, Tar/Gravel
Construction	Brick
Foundation	Concrete Perimeter

School Information

Elementary	Fairview Heights Elementary School
Middle	Fairview Junior High School
High	Halifax West High School

Additional Information

Zoning	CONDO
HOA Fees	654.22
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Royal LePage Atlantic
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