

\$489,000 - 7451 St. Margarets Bay Road, Boutiliers Point

MLS® #202403219

\$489,000

3 Bedroom, 1.50 Bathroom, 1,881 sqft
Residential on 1.80 Acres

40-D, Boutiliers Point, NS

Welcome to 7451 St Margaret's bay road. This updated bungalow is ready for new owners. This home has over 1800 finished square feet with potential for more. Upstairs is a bright, open concept main area, with a new 2023 kitchen with quartz countertops, huge Island and flooring. Open living/dining area is not far with ocean views of St Margaret's bay.

Through French doors you will find a cozy den with a woodstove, Down the hall you will find the main 4pc bathroom and three bedrooms, one currently being used as a nursery with a throughway to the primary bedroom. Back out in the kitchen you can exit to the main floor laundry room that doubles as a half bath.

Downstairs you have a rec room and majority unfinished basement with a walk out door to the side yard. Ready to make it your own, or have more storage than you know what to do with. The home sits on 1.8 acres, West facing for over the water sunsets. It has a shared driveway with one neighbor and the Rails to trails crosses in front, absolutely perfect for walking, cycling or ATVing. This home is 2min from the Ingramport exit off the 103 and 15min from Tantallon, 30 from Halifax. Call your agent today to book a showing!



Built in 1979

Essential Information

MLS® #	202403219
Price	\$489,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,881
Acres	1.80
Year Built	1979
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	September 16th, 2024

Community Information

Address	7451 St. Margarets Bay Road
Area	Halifax - Dartmouth
District	40-Timberlea, Prospect, St. Margaret's Bay
Sub-District	40-D
City	Boutiliers Point
County	Halifax
Province	NS
Postal Code	B3Z 1S7

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Paved, Shared
View	Bay

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Hot Water, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Full, Walk-Out Access

Exterior

Lot Description	1 to 2.99 Acres, Cleared, Sloping/Terraced, Softwood Bush
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	St Margaret's Bay Elementary School
Middle	Five Bridges Junior High School
High	Bay View High School

Additional Information

Zoning	MRR-1
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Listing Details

Listing Office	Keller Williams Select Realty
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