

\$699,900 - 20 Borden Street, Bedford

MLS® #202403985

\$699,900

3 Bedroom, 2.00 Bathroom, 1,763 sqft

Residential on 0.22 Acres

20-B, Bedford, NS

****Timeless Elegance Meets Modern Comfort**:**

Nestled in the heart of Olde Bedford, this captivating two-story Century home exudes charm and sophistication at every turn.

Boasting three bedrooms and two bathrooms, this meticulously maintained property showcases original hardwood floors, exquisite molding, and 9-foot ceilings on the main level, preserving its historical allure. The main floor welcomes you with a spacious living room adorned with a beautiful fireplace, complemented by an adjacent den/office space. Transition seamlessly into the expansive family room, perfect for various family configurations. The generously sized dining room and kitchen area feature butcher block countertops, a sizable eat-up island, and an abundance of natural light, creating an inviting atmosphere for gatherings. Ascend the staircase to discover the second floor, where the primary bedroom awaits with its serene three-piece en suite and views of the Bedford Basin. Two additional well-proportioned bedrooms and a large four-piece main bathroom complete the upper level, offering ample space for comfort and relaxation. Step outside of the home where a sprawling covered deck beckons, adorned with beautifully painted cedar shingles and a staircase leading to the an upper backyard area with tons of development potential.

Additional highlights include a spacious shed and storage space, new ducted heat pump (2023) with updated electrical panel and newer



windows ensuring practicality and convenience. Experience the perfect blend of timeless elegance and modern comfort in this enchanting residence that is close to all amenities including fantastic restaurants and minutes to the main highways.

Built in 1900

Essential Information

MLS® #	202403985
Price	\$699,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,763
Acres	0.22
Year Built	1900
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	April 25th, 2024

Community Information

Address	20 Borden Street
Area	Halifax - Dartmouth
District	20-Bedford
Sub-District	20-B
City	Bedford
County	Halifax
Province	NS
Postal Code	B4A 1W2

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Gravel

Interior

Interior Features	Ensuite Bath, High Speed Internet
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Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Fireplace(s), Heat Pump
Cooling	Ductless
Fireplace	Yes
Fireplaces	Wood Burning
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Unfinished

Exterior

Lot Description	Under 0.5 Acres, Partially Cleared, Partial Landscaped
Roof	Asphalt
Construction	Wood Siding
Foundation	Concrete Perimeter

School Information

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

Additional Information

Zoning	RSU
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Listing Details

Listing Office	Century 21 Trident Realty Ltd.
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