

\$599,000 - 626 Westwood Boulevard, Upper Tantallon

MLS® #202404127

\$599,000

3 Bedroom, 2.00 Bathroom, 2,162 sqft

Residential on 1.42 Acres

21-B, Upper Tantallon, NS

This lovingly maintained family home in the peaceful community of Westwood Hills Subdivision is sure to steal your heart! Welcome to 626 Westwood Boulevard, just 30 mins from Downtown Halifax and 20 mins from Bayer's Lake. From its stunning curb appeal, to its timeless interior and expansive exterior, this property has it all. After parking your car in the paved double driveway, ascend to the front door via the spacious front porch where many early morning coffees will be had overlooking the quiet neighbourhood. Inside you will find a bright foyer and a classic split entry layout. The main floor features stunning hardwood floors, vaulted ceilings, beautiful fixtures and state of the art appliances. The living room features a large window that brings in an abundance of natural light. The kitchen is a chef's dream with ample counter & cupboard space, a large island with bar seating, pantry, NEW LG oven (2022) & LG fridge (2023). The dining room is the perfect spot for family gatherings, birthday parties and other exciting occasions! The massive back deck can be accessed through the kitchen, for a seamless transition to outdoor dining. Two spacious bedrooms including a beautiful primary with walk-in closet and cheater ensuite bathroom complete this floor. The lower level is perfect for children and guests with an additional bedroom, office, full bath and 2 sunny rec rooms. The oil stove makes for extra coziness during the winter months, however two LG heat pumps (2018) keep both floors



comfortable all year round! Walk out from the basement or the front door and revel in the 1.42 acres before you. Completely fenced in area for pets or raised beds accessed from deck or two gates. Two resin 10â€™™ x 12â€™™ sheds (one new from 2023) to keep your tools and equipment safe from the elements. Other major upgrades include: a new CertainTeed Landmark Pro Shingle roof with transferable 50 year guarantee (2023), new oil tank & line (2023), and attic insulation upgraded to R50. Call now!

Built in 2005

Essential Information

MLS® #	202404127
Price	\$599,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,162
Acres	1.42
Year Built	2005
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	June 17th, 2024

Community Information

Address	626 Westwood Boulevard
Area	Halifax - Dartmouth
District	21-Kingswood, Haliburton Hills, Hammonds Pl.
Sub-District	21-B
City	Upper Tantallon
County	Halifax
Province	NS
Postal Code	B3Z 4K5

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	No Garage, Double, Paved

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Microwave, Refrigerator, Water Softener
Heating	Baseboard, Ductless
Fireplace	Yes
Fireplaces	Oil Stove
Stories	Split Entry
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

Exterior

Lot Description	1 to 2.99 Acres, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Tantallon Jr Elementary School
Middle	Five Bridges Junior High School
High	Bay View High School

Additional Information

Zoning	R-A1
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Listing Details

Listing Office	Royal LePage Atlantic
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