

\$159,900 - 261 Passage Road, Watt Section

MLS® #202406026

\$159,900

2 Bedroom, 1.00 Bathroom, 960 sqft

Residential on 1.74 Acres

35-C, Watt Section, NS

Attention first time home buyers, investors and down-sizer's you don't want to miss this one. This 2 bedroom, 1 bath house is the perfect opportunity to get into the housing market. On the first floor you will find an updated eat in kitchen with peninsula as well as enough space to fit a separate dining table. Around the corner is a living room area where you can sit and enjoy your coffee and take in the beautiful ocean view across the street. The current owner is using one half of the living area as a home office however the space is versatile and can be reconfigured to suit your own personal needs. Up stairs you will find two good size bedrooms with a 3 piece washroom and combined laundry room. This home does not disappoint situated on just shy of 2 acres of land it boasts a scenic peaceful location just minutes outside of the town of Sheet Harbour. The town offers all the basic amenities including a hospital, brand new p-12 school, grocery store, drug store, restaurants and craft beer brewery. Don't miss out on your chance to own this affordable home on the eastern shore.



Built in 1991

Essential Information

MLS® # 202406026

Price \$159,900

Bedrooms 2

Bathrooms	1.00
Full Baths	1
Square Footage	960
Acres	1.74
Year Built	1991
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	June 24th, 2024

Community Information

Address	261 Passage Road
Area	Halifax - Dartmouth
District	35-Halifax County East
Sub-District	35-C
City	Watt Section
County	Halifax
Province	NS
Postal Code	B0J 3B0

Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking	No Garage, Gravel
View	Ocean

Interior

Interior Features	High Speed Internet
Appliances	Electric Range, Dryer - Electric, Washer, Refrigerator
Heating	Baseboard, Heat Pump
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Crawl Space

Exterior

Lot Description	1 to 2.99 Acres, Partially Cleared, Landscaped, Level
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Wood

School Information

Elementary	Marine Drive Academy
Middle	Marine Drive Academy
High	Marine Drive Academy

Additional Information

Zoning	residential
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Listing Details

Listing Office	Keller Williams Select Realty
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