

\$539,900 - 32 Frances Street, Dartmouth

MLS® #202409879

\$539,900

3 Bedroom, 1.00 Bathroom, 1,350 sqft

Residential on 0.13 Acres

10-C, Dartmouth, NS

Rarely does a property of such exceptional quality grace the market, captivating buyers with its undeniable charm. Enriched with an unparalleled level of care & devotion by its current owners, 32 Frances Street stands as a testament to the epitome of homeownership. Here resides not just a house, but a haven where treasured moments eagerly await. Nestled in the heart of Dartmouth, this 3 bedroom home is immaculately renovated presenting itself as the quintessential family home that is tailor-made for young professionals, growing families, down-sizers, etc. seeking comfort, style, & timeless elegance. Step inside to discover gleaming hardwood floors (new & refinished) that dance in the sunlight, leading you through an open layout that seamlessly connects to the heart of the home. The custom kitchen (new in 2019) exemplifies culinary luxury, boasting quartz counters, custom cabinetry, custom range hood, farmhouse sink, & top-of-the-line stainless steel appliances. Every detail, from the built-in features, trim, pot lights, crown moulding, custom interior doors, have been meticulously crafted to elevate your everyday experience. As daylight floods through the windows (with custom blinds), the spacious sun-filled living room (adjacent to kitchen) invites you to unwind, meanwhile, the den/office (3rd bedroom), offers a tranquil retreat, providing a sanctuary of privacy & comfort. The renovated bathroom boasts a custom vanity & built-ins, gorgeous sconces, 2



head shower & a beautifully tiled bathtub. The upper level offers 2 spacious bedrooms & is equipped with additional plumbing for future bathroom. The walkout lower level provides versatile space for recreation, entertainment, plus a spacious laundry room, storage & the natural gas furnace is new as of 2021! The generously proportioned backyard is perfectly sized, boasting a back balcony, space for outdoor activities, spacious shed, an additional back deck, & room to add a garage. Book today! List of upgrades available.

Built in 1951

Essential Information

MLS® #	202409879
Price	\$539,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,350
Acres	0.13
Year Built	1951
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	May 30th, 2024

Community Information

Address	32 Frances Street
Area	Halifax - Dartmouth
District	10-Dartmouth Downtown to Burnside
Sub-District	10-C
City	Dartmouth
County	Halifax
Province	NS
Postal Code	B3A 3H3

Amenities

Utilities	Natural Gas, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking	No Garage, Paved

Interior

Interior Features	High Speed Internet
Appliances	Electric Range, Dishwasher, Dryer, Washer, Freezer, Microwave, Refrigerator
Heating	Forced Air, Furnace
# of Stories	1
Stories	One and One Half
Has Basement	Yes
Basement	Partially Finished, Walk-Out Access

Exterior

Lot Description	Under 0.5 Acres, Landscaped, Level
Roof	Asphalt
Construction	Aluminum Siding
Foundation	Concrete Perimeter

Additional Information

Zoning	ER-2
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Listing Details

Listing Office	The Agency Real Estate Brokerage
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