

# \$375,000 - 11969 Peggys Cove Road, French Village

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MLS® #202410035

**\$375,000**

4 Bedroom, 1.50 Bathroom, 1,498 sqft

Residential on 0.15 Acres

40-C, French Village, NS

Experience coastal living at its finest in this charming family home overlooking St. Margaret's Bay. Nestled atop a hill with stunning views of the water, this home offers the ideal blend of space and serenity. Located just over 30 minutes from Downtown Halifax, nearby all of the amenities of Tantallon and a short drive to the vibrant fishing village of Peggys Cove, the whole family will love what this location has to offer. An abundance of oversized windows welcome unobstructed views of the bay while saturating the main floor in natural light. You will love hosting friends and family in the huge, eat-in kitchen, complete with plenty of counter space and a propane gas range. Two additional living spaces on the main floor offer the versatility of space for a home office, playroom or gym. Four bedrooms on the second level allow plenty of room for family and guests. Let the brand new propane furnace and additional spray foam insulation in the attic keep you warm and cozy, and have peace of mind with updated shingles and a brand new engineered septic system installed in 2020. Spend summer days kayaking and exploring the shoreline and chilly evenings curled up by the propane fireplace.



## Essential Information

MLS® #                      202410035

Price                        \$375,000

|                |                         |
|----------------|-------------------------|
| Bedrooms       | 4                       |
| Bathrooms      | 1.50                    |
| Full Baths     | 1                       |
| Half Baths     | 1                       |
| Square Footage | 1,498                   |
| Acres          | 0.15                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | July 4th, 2024          |

### Community Information

|              |                                            |
|--------------|--------------------------------------------|
| Address      | 11969 Peggys Cove Road                     |
| Area         | Halifax - Dartmouth                        |
| District     | 40-Timberlea, Prospect, St. Margaret's Bay |
| Sub-District | 40-C                                       |
| City         | French Village                             |
| County       | Halifax                                    |
| Province     | NS                                         |
| Postal Code  | B3Z 1C2                                    |

### Amenities

|           |                                                                  |
|-----------|------------------------------------------------------------------|
| Utilities | Propane, Cable Connected, Electricity Connected, Phone Connected |
| Parking   | No Garage, Gravel                                                |
| View      | Bay                                                              |

### Interior

|                   |                                                      |
|-------------------|------------------------------------------------------|
| Interior Features | High Speed Internet                                  |
| Appliances        | Stove - Gas, Dishwasher, Dryer, Washer, Refrigerator |
| Heating           | Forced Air                                           |
| Fireplace         | Yes                                                  |
| Fireplaces        | Propane                                              |
| # of Stories      | 1                                                    |
| Stories           | One and One Half                                     |
| Has Basement      | Yes                                                  |
| Basement          | Full, Unfinished, Walk-Out Access                    |

### Exterior

|                 |                             |
|-----------------|-----------------------------|
| Lot Description | Under 0.5 Acres, Landscaped |
|-----------------|-----------------------------|

|              |                           |
|--------------|---------------------------|
| Roof         | Asphalt                   |
| Construction | Vinyl Siding              |
| Foundation   | Block, 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 | MU-1 |
|--------|------|

### **Listing Details**

|                |                           |
|----------------|---------------------------|
| Listing Office | EXP Realty of Canada Inc. |
|----------------|---------------------------|

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Listing information last updated on October 23rd, 2025 at 9:02am ADT