

# \$699,000 - 1755 Cow Bay Road, Eastern Passage

MLS® #202410878

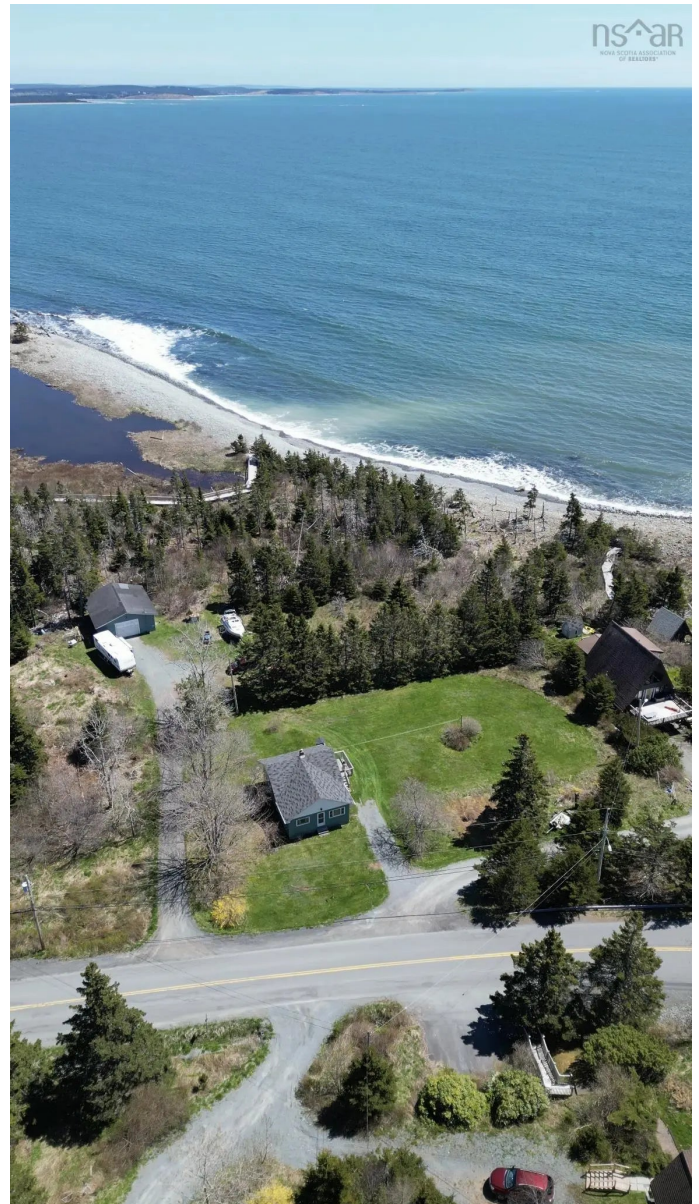
**\$699,000**

3 Bedroom, 1.00 Bathroom, 924 sqft  
Residential on 2.70 Acres

11-B, Eastern Passage, NS

Amazing location and a surfers dream! Steps away from The BACKYARDS and not to mention zoning that allows for a wide range of uses. Welcome to this charming 3-bedroom house at 1755 Cow Bay Road, where coastal living meets comfort and charm. Nestled on a sprawling 2.7-acre lot that extends almost right to the ocean, this delightful single-story home offers a unique blend of tranquility, privacy, and breathtaking natural beauty. Step inside to discover a well-maintained interior that exudes warmth and character. The open and airy layout includes a cozy living room perfect for relaxing evenings, a well-equipped kitchen ideal for culinary adventures and entertaining.

Enjoy the spacious garage and zoning that allows for a wide range of uses, from residential to commercial ventures, the potential for this property is boundless. Whether you envision creating your dream coastal estate, embarking on a new business venture, or simply embracing the laid-back lifestyle of seaside living, this property offers the perfect canvas to bring your vision to life. For surf enthusiasts, this location is a dream come true, being home to one of HRM's most popular surf spots known as "The Backyards." Located only 15 minutes from Dartmouth and 25 minutes from downtown Halifax. Don't miss out on this rare opportunity to make 1755 Cow Bay Road your own slice of paradise, where every day begins and ends with the soothing symphony of the sea.



Built in 1977

Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | 202410878               |
| Price          | \$699,000               |
| Bedrooms       | 3                       |
| Bathrooms      | 1.00                    |
| Full Baths     | 1                       |
| Square Footage | 924                     |
| Acres          | 2.70                    |
| Year Built     | 1977                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | September 26th, 2024    |

Community Information

|              |                                                 |
|--------------|-------------------------------------------------|
| Address      | 1755 Cow Bay Road                               |
| Area         | Halifax - Dartmouth                             |
| District     | 11-Dartmouth Woodside, Eastern Passage, Cow Bay |
| Sub-District | 11-B                                            |
| City         | Eastern Passage                                 |
| County       | Halifax                                         |
| Province     | NS                                              |
| Postal Code  | B3G 1M3                                         |

Amenities

|                |                                                         |
|----------------|---------------------------------------------------------|
| Utilities      | Cable Connected, Electricity Connected, Phone Connected |
| Parking Spaces | 1                                                       |
| Parking        | Detached, Single, Gravel                                |
| # of Garages   | 1                                                       |
| View           | Ocean                                                   |

Interior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Interior Features | High Speed Internet                                    |
| Appliances        | Electric Oven, Electric Range, Washer/Dryer, Microwave |
| Heating           | Forced Air, Hot Water                                  |
| Fireplace         | Yes                                                    |
| Fireplaces        | Electric                                               |

|              |            |
|--------------|------------|
| # of Stories | 1          |
| Stories      | One        |
| Has Basement | Yes        |
| Basement     | Unfinished |

### **Exterior**

|                 |                                                               |
|-----------------|---------------------------------------------------------------|
| Lot Description | 1 to 2.99 Acres, Partially Cleared, Landscaped, Level, Wooded |
| Roof            | Asphalt                                                       |
| Construction    | Shingle Siding                                                |
| Foundation      | Block                                                         |

### **School Information**

|            |                                  |
|------------|----------------------------------|
| Elementary | Seaside Elementary School        |
| Middle     | Eastern Passage Education Centre |
| High       | Island View High School          |

### **Additional Information**

|        |        |
|--------|--------|
| Zoning | 1-3/Ec |
|--------|--------|

### **Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | Royal LePage Atlantic |
|----------------|-----------------------|

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Listing information last updated on October 21st, 2025 at 11:32pm ADT