

\$449,900 - 76 Brookview Drive, Cole Harbour

MLS® #202413226

\$449,900

4 Bedroom, 2.50 Bathroom, 1,826 sqft

Residential on 0.20 Acres

16-A, Cole Harbour, NS

Welcome to this meticulously maintained 4-bedroom, 3-bathroom home, perfect for families seeking comfort and convenience. Boasting three bedrooms on the upper level with the spacious primary offering loads of natural light and large walk-in closet. The main level impresses with a bright, open kitchen featuring elegant oak cabinetry, seamlessly flowing into a large living room. Here this spacious room offers lots of entertaining space or a great spot to cozy up to the pellet stove. Conveniently located off the living room is a wonderful balcony that makes an ideal spot for morning coffee or soaking up the afternoon sun. Finishing off the main level is a perfectly placed powder/laundry room that makes multi-tasking a breeze. The lower level offers a generous 4th bedroom and a 3-piece bathroom, along with direct access to the attached garage, providing ample storage space. Step outside to discover a backyard oasis, complete with an extended deck with awning providing an escape from the sun, as well as garden shed providing additional storage - take note the property line extends to a sizable length. Located in a family-friendly neighborhood, this home is close to all amenities, great schools, and just minutes from the scenic Cole Harbour Heritage Park and its extensive trail systems. Bissett Lake is also a short distance away, making this property a perfect blend of convenience and functionality. Don't miss out on this exceptional opportunity to live on this quiet street in a



fantastic area!**Shingles Replaced Oct 2023

Built in 2002

Essential Information

MLS® #	202413226
Price	\$449,900
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,826
Acres	0.20
Year Built	2002
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 26th, 2024

Community Information

Address	76 Brookview Drive
Area	Halifax - Dartmouth
District	16-Colby Area
Sub-District	16-A
City	Cole Harbour
County	Halifax
Province	NS
Postal Code	B2V 2V6

Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking Spaces	3
Parking	Attached, Single, Double, Parking Spaces(s), Paved
# of Garages	1

Interior

Interior Features	Central Vacuum, High Speed Internet
Appliances	Dishwasher

Heating	Baseboard, Stove
# of Stories	3
Stories	Three Or More
Has Basement	Yes
Basement	Finished

Exterior

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

School Information

Elementary	Colonel John Stuart Elementary School
Middle	Sir Robert Borden Junior High School
High	Cole Harbour District High School

Additional Information

Zoning	R-2
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Listing Details

Listing Office	Coldwell Banker Maritime Realty
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