

# \$479,900 - 280 Ross Road, Westphal

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MLS® #202414463

**\$479,900**

4 Bedroom, 2.00 Bathroom, 1,796 sqft

Residential on 0.42 Acres

15-C, Westphal, NS

Welcome to 280 Ross Road! Pride of ownership shows inside and out in this lovely 4-bedroom family home set on an attractive lot in Westphal. The freshly painted main level features a large living room with beautiful hardwood floors plus an eat-in kitchen that includes updated lighting, abundant cabinet storage and counter prep space, as well as a bonus desk area. The bedrooms have new flooring and large closets, and the full bath has a recently installed walk-in shower. The downstairs level adds so much to the home with a large games area plus a rec room complete with wet bar, sound system, and electric fireplace. A fourth bedroom or den/office, a convenient 3-piece bath, and laundry room with walk-out entrance complete the lower level. Also, the electrical service has been upgraded to a 200 amp breaker panel. The backyard is a real showstopper with an outstanding patio area and screened gazebo, perfect for relaxing and entertaining, and the kids can keep themselves busy thanks to a huge play area. Gardeners will love the vegetable garden space, greenhouse, and large shed surrounded by beautiful hardwood trees. The heated plus-sized garage offers storage and a workshop and is ideally set up for the hobbyist or DIY-er. Two separate paved driveways offer space for several vehicles (or hockey, basketball nets, and rollerblading!). Neighborhood features include transit service at the door and the home is close walking distance from Ross Road School and



playground. This one-owner home has been well-maintained and loved and is now updated and ready for a new family to enjoy. Book your showing today!

Built in 1960

**Essential Information**

MLS® #	202414463
Price	\$479,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,796
Acres	0.42
Year Built	1960
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	August 15th, 2024

**Community Information**

Address	280 Ross Road
Area	Halifax - Dartmouth
District	15-Forest Hills
Sub-District	15-C
City	Westphal
County	Halifax
Province	NS
Postal Code	B2Z 1H2

**Amenities**

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	3
Parking	Detached, Single, Heated Garage, Wired, Double, Multiple Driveways, Paved
# of Garages	1

**Interior**

Interior Features	High Speed Internet
Appliances	Water Heater, Electric Range, Dryer, Washer, Refrigerator
Heating	Forced Air
Fireplace	Yes
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

## Exterior

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

## School Information

Elementary	Ross Road School
Middle	Ross Road School
High	Cole Harbour District High School

## Additional Information

Zoning	R-1
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## Listing Details

Listing Office	Sutton Group Professional Realty
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