

\$439,000 - 47 Frederick Avenue, Fairview

MLS® #202415084

\$439,000

3 Bedroom, 1.00 Bathroom, 1,574 sqft

Residential on 0.11 Acres

N/A, Fairview, NS

Welcome to 47 Frederick Ave!! This lovely 3 bedroom, 1 bathroom home is nestled in the heart of Fairview. Come into a welcoming foyer with an extra large, bright living/dining rooms combination to your left. The kitchen offers everything you need and room for a small dining nook. Off the kitchen is a great little mudroom that will come in handy during the wet and winter months. The upstairs offers 3 bedrooms including a spacious primary. There's also a large 4pc bath on this level. Downstairs you'll find a fully finished basement complete with walkout and laundry room. There's plenty of extra space down here for an office, kids playroom, or a place to jam. Outside there's a front porch to catch up with your neighbours while you pick blueberries from your very own blueberry bush. Around back is a tree lined paradise with a great back deck that provides privacy and more than enough room to bbq and entertain family and friends while the kids play in the yard surrounded by flowering bushes and perennials in the summer. The massive garage/shed offers enough space to park your vehicle with plenty of extra room for lots of storage. The home has had a lot of updates over the last couple of years including siding(2020), chimney(2022), garage roof(2021), blown-in insulation upper level and attic(2022) Fantastic home in a great neighbourhood, what more could you ask for!

Built in 1943



Essential Information

MLS® #	202415084
Price	\$439,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,574
Acres	0.11
Year Built	1943
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 1st, 2024

Community Information

Address	47 Frederick Avenue
Area	Halifax - Dartmouth
District	6-Fairview
Sub-District	N/A
City	Fairview
County	Halifax
Province	NS
Postal Code	B3N 2K5

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Detached, Single, Wired, Paved
# of Garages	1

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Hot Water
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

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

School Information

Elementary	Burton Ettinger Elementary School
Middle	Fairview Junior High School
High	Halifax West High School

Additional Information

Zoning	R2
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Listing Details

Listing Office	Viewpoint Realty Services Inc.
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