

\$599,900 - 1991 Shore Road, Eastern Passage

MLS® #202415185

\$599,900

2 Bedroom, Bathroom,
Residential Income on 1.04 Acres

11-B, Eastern Passage, NS

Here's a very rare opportunity to own prime ocean frontage in the city - with a bus stop outside the door that will connect you with the Halifax ferry terminal in 32 minutes. What a way to simplify your life and save money. This property offers the perfect combination of your primary residence and the place where you most want to spend your weekends. Meanwhile, with that bus at the door every 30 minutes, the odds are you will never need to drive to work again. 1991 Shore Road, Eastern Passage features two fully updated, vacant units, offering a blank canvas for your imagination. Whether you envision it as your primary residence or an investment opportunity, the possibilities are endless in this charming surfer community with the Hartlen Point Golf Club just five minutes away. Recent upgrades enhance the appeal of this unique property, including renovated bathrooms and kitchens; a new electric boiler and hot water radiators, plus a cozy wood stove; new windows and exterior clapboards; completely new electricals and interior/exterior paint. Imagine waking up to the sound of the waves, enjoying your morning coffee with an unobstructed ocean view, and being just minutes away from some of the best surfing spots Nova Scotia has to offer. This is not just a home; it's a lifestyle. Don't miss out on this extraordinary opportunity to own a piece of paradise on the ocean, inside the city.

Built in 1936



Essential Information

MLS® #	202415185
Price	\$599,900
Bedrooms	2
Acres	1.04
Year Built	1936
Type	Residential Income
Sub-Type	Duplex
Status	Closed
Date Sold	November 14th, 2024

Community Information

Address	1991 Shore 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 1G8

Amenities

Utilities	Electricity Connected
Parking Spaces	2
Parking	Double, Gravel, Shared
Is Waterfront	Yes
Waterfront	Ocean Front, Ocean Access

Interior

Interior Features	Secondary Suite
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Hot Water, Radiator
Fireplace	Yes
Fireplaces	Wood Burning Stove
# of Stories	2
Has Basement	Yes
Basement	Unfinished

Exterior

Lot Description	1 to 2.99 Acres
Roof	Asphalt
Construction	Wood Siding
Foundation	Concrete Perimeter

School Information

Elementary	Ocean View / Seaside Elementary Schools
Middle	Eastern Passage Education Centre
High	Islandview High School

Additional Information

Zoning	R-2 - RESIDENTIAL MEDIUM DENISTY
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Listing Details

Listing Office	Royal LePage Atlantic
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