

\$399,900 - 2737 Poplar Drive, Coldbrook

MLS® #202415860

\$399,900

3 Bedroom, 1.50 Bathroom, 2,305 sqft

Residential on 0.30 Acres

V2, Coldbrook, NS

Welcome to 2737 Poplar drive. You won't want to miss out on this immaculate, well maintained 3 bedroom 2 bath home sitting on a beautifully landscaped lot in the popular Hayes subdivision. This home welcomes you into a spacious foyer with beautiful built ins for storage of all kinds as well as a 2pc bright laundry bath with tons of natural light streaming from one of three sun tunnels featured in this home as well as a door to back yard. Upstairs you will find a bright spacious living room area with energy efficient heat pump to keep you cool in summer or warm in winter, formal dining room and bright sunny kitchen boasting natural light from another beautiful sun tunnel. Kitchen features plenty of cabinets and counter space as well as a built in table, great for entertaining, family breakfasts or coffee time. Down the hall you will find a spacious Primary bedroom with double closets, two more good size bedrooms and 4 pc bathroom featuring one piece bath/shower and another sun tunnel letting in tons of natural light. Downstairs you will find a large family room with cozy wood stove and energy efficient heat pump. Great for family fun and keeping cool in the summer and toasty warm in the winter. Door to 4th level crawl space great for storage. A workshop / Utility room with more storage for wood and a convenient walk out to the spacious partially fenced, landscaped back yard with gazebo and large shed. Shed is wired and has plenty of room for lawn mower, snowblower and



tools. Current owner even had room to store a car. This home features beautiful wood work, laminate vinyl and hardwood floors throughout. A generator plug, 200 amp panel, two heat pumps one on each level New Wood stove, Water softener, 2023 Hot water tank, 2022 pressure tank and new Check valve in drilled well Enjoy the stars in your own back yard , take a stroll around the neighbourhood or walk one of the many nature trails, great for cross country skiing, snowshoeing or just a beautiful nature wa

Built in 1992

Essential Information

MLS® #	202415860
Price	\$399,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	2,305
Acres	0.30
Year Built	1992
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 29th, 2024

Community Information

Address	2737 Poplar Drive
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Coldbrook
County	Kings
Province	NS
Postal Code	B4R 1A8

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	No Garage, Double, Paved

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Ductless, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove
Stories	Side Split
Has Basement	Yes
Basement	Crawl Space, Finished, Partially Finished, Walk-Out Access

Exterior

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

School Information

Elementary	Coldbrook And District School
Middle	Coldbrook And District School
High	Central Kings Rural High School

Additional Information

Zoning	R2
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Listing Details

Listing Office	Exit Realty Town & Country
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