

# \$499,900 - 3 Birkdale Crescent, Clayton Park

MLS® #202417105

**\$499,900**

3 Bedroom, 2.00 Bathroom, 1,788 sqft

Residential on 0.14 Acres

5-E, Clayton Park, NS

Welcome to 3 Birkdale Crescent, a spacious and well-structured 4 level split entry home. This property boasts three bedrooms, one full bath and two half baths, making it perfect for families or those looking for extra space. Nestled in the highly sought-after Clayton Park, this home offers convenient access to local amenities, schools, parks, and shopping centres. Enjoy the tranquility and privacy of the large landscaped lot, perfect for outdoor activities or relaxation. The attached single garage provides secure parking and additional storage space. While this home requires updating, it presents a fantastic opportunity to create a personalized living space in a desirable location. Notably, this property is listed under assessed value, offering a great investment opportunity. The potential for modern upgrades allows you to not only customize it but also add value to your new home. Don't miss out on the chance to own a home with great potential in Clayton park.



Built in 1975

## Essential Information

MLS® #	202417105
Price	\$499,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	2

Square Footage	1,788
Acres	0.14
Year Built	1975
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 26th, 2024

### Community Information

Address	3 Birkdale Crescent
Area	Halifax - Dartmouth
District	5-Fairmount, Clayton Park, Rockingham
Sub-District	5-E
City	Clayton Park
County	Halifax
Province	NS
Postal Code	B3M 1H4

### Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Attached, Single
# of Garages	1

### Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Furnace, Hot Water
Fireplace	Yes
Fireplaces	Propane
# of Stories	4
Stories	Side Split, 4 Level
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Lot Description	Under 0.5 Acres, Landscaped, Level
Roof	Asphalt
Construction	Brick, Stucco

Foundation                Concrete Perimeter

**School Information**

Elementary                Fairview Heights Elementary School  
Middle                      Fairview Junior High School  
High                         Halifax West High School

**Additional Information**

Zoning                     R1

**Listing Details**

Listing Office             RE/MAX Nova

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