

\$562,000 - Apt 101 - 5523 Inglis Street, Halifax Peninsula

MLS® #202418999

\$562,000

2 Bedroom, 2.00 Bathroom, 1,250 sqft

Residential on 0.77 Acres

2-C, Halifax Peninsula, NS

Exceptional Ground Floor Condo in Prestigious South End Exquisite condo offering the perfect blend of modern living and convenience in one of Halifax's most coveted neighborhoods. This stunning ground floor unit provides a seamless single-floor lifestyle, featuring two separate entrances, (one is private, opening directly into unit), and a lovely fenced-in, ground-floor patio surrounded by lush greenery. Bright, clean, spacious and open-concept, the kitchen/dining/livingroom flows perfectly and is ideal for relaxation and hosting, complemented by modern, sophisticated furnishings. This unit includes a generously sized master-bedroom, a versatile private entry into the second bedroom/den, and 2 full baths, making it a practical choice for a range of living arrangements. Property boasts 2 deeded parking spaces; 1 space in the heated, underground garage alongside your private storage area, plus an additional off-street spot right in front of the building, next to your private entrance and patio. In an area where parking is a premium, these 2 spaces set this place apart. The location is truly unbeatable, offering easy walking access to groceries, universities, public transit, restaurants, hospitals, bars, shops, and parks. Embrace the vibrant city life with everything Halifax is famous for, all right at your doorstep. Please note that the unit is currently occupied by a tenant on a periodic lease. Vacant possession will only be available if the new buyer intends to occupy the unit themselves



and provides a signed affidavit to that effect. Additionally, some of the light fixtures currently installed belong to the tenant and are not included in the sale. New fixtures will be installed prior to closing. Master bed has full ensuite and unit has in-suite laundry. Additional amenities include an outdoor rooftop patio, meeting room, gym, and sauna. Condo corp has healthy finances, and condo fees of \$727.51 include heat, water, hot water and building maintenance.

Essential Information

MLS® #	202418999
Price	\$562,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,250
Acres	0.77
Type	Residential
Sub-Type	Condominium
Status	Closed
Date Sold	November 4th, 2024

Community Information

Address	Apt 101 - 5523 Inglis Street
Area	Halifax - Dartmouth
District	2-Halifax South
Sub-District	2-C
City	Halifax Peninsula
County	Halifax
Province	NS
Postal Code	B3H 1J9

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	Underground, Deeded

Interior

Interior Features	High Speed Internet
Heating	Baseboard, Ductless, Hot Water
Basement	None

Exterior

Lot Description	0.5 to 0.99 Acres
Roof	Asphalt
Foundation	Concrete Perimeter

Additional Information

Zoning	Condo
HOA Fees	727.51
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Air Realty Limited
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