

# \$629,900 - 48 Shaffleburg Run, Bedford

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MLS® #202420017

**\$629,900**

3 Bedroom, 2.50 Bathroom, 1,887 sqft

Residential on 0.14 Acres

20-B, Bedford, NS

Welcome to Nottingham. Are you ready to move up in the world? Maybe you are upsizing from a condo or small home? This is the perfect opportunity to upgrade your life in a fantastic community! Situated on a quiet street at the entrance of a cul de sac, sits this tall 2 storey home with a ton of character. You are greeted by an inviting porch with ample room to sit and watch the sunsets. A perfect spot to hand out candy, imagine this place on Halloween? Kids safely trick-or-treating from house to house, you might even run out of treats before tricks! Upon entry, be welcomed by a warm and cheerful design, so appealing to those who love a great layout. Through the glass door to the left, a fantastic front room with gorgeous natural light, this is a quiet place to sit or visit with company. Original oak hardwood floors and tiles run throughout, and timeless white crown moulding lines each room with grace. So many places to enjoy your time here! With the kitchen being the central hub of the home, you can grab your plate and sit in the dining room, sunken family room with propane fireplace, or the nearby deck. Easy access right from the kitchen, it's great for barbecuing. Forgot the tongs? No problem! The kitchen is equipped for functionality, with lots of cabinets, counter space, and a lovely window over the sink for daydreaming while cleaning up. You can easily reach the garage, and 2 pce bath as you loop back to the front door. Upstairs, a huge main bath, bright bedrooms with tons of closet space, and a



dreamy Primary with 4 pce ensuite including a jacuzzi tub! The unfinished basement is a clean slate, just waiting to be finished how you like it. This home is centrally located, with a great yard overlooking the forest. No matter your lifestyle, there's a ton of potential here. Let's make your dreams come true!

Built in 2006

**Essential Information**

MLS® #	202420017
Price	\$629,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,887
Acres	0.14
Year Built	2006
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	October 15th, 2024

**Community Information**

Address	48 Shaffleburg Run
Area	Halifax - Dartmouth
District	20-Bedford
Sub-District	20-B
City	Bedford
County	Halifax
Province	NS
Postal Code	B4A 4L5

**Amenities**

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Single, Garage, Gravel

# of Garages	1
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### **Interior**

Interior Features	High Speed Internet
Heating	Baseboard, Hot Water
Fireplace	Yes
Fireplaces	Propane
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Unfinished, Walk-Out Access

### **Exterior**

Lot Description	Under 0.5 Acres, Landscaped, Sloping/Terraced
Roof	Asphalt
Construction	Aluminum Siding, Vinyl Siding
Foundation	Concrete Perimeter

### **School Information**

Elementary	Basinview Drive Community School
Middle	Rocky Lake Junior High School
High	Charles P Allen High School

### **Additional Information**

Zoning	RCDD
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### **Listing Details**

Listing Office	Royal LePage Atlantic
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Listing information last updated on October 12th, 2025 at 2:32pm ADT