

# \$509,900 - 81 Union Street, Bedford

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MLS® #202422238

**\$509,900**

3 Bedroom, 2.00 Bathroom, 1,822 sqft  
Residential on 0.14 Acres

20-B, Bedford, NS

Looking for a new home?? Your wait is over and you should book a viewing today!! Located in popular central Bedford is where you want to be. This home is located near all amenities and public transit for convenience. You can walk to popular dining establishments, banks, shopping and more. You will really appreciate the close proximity to local businesses while still being able to enjoy a beautiful walk in nature. This home has been extensively renovated with much attention to detail. The pride of ownership is evident the moment that you arrive. When you walk through the front door you will feel "at home." This main level features a lovely living room with fireplace for cozy nights. You will love to cook and entertain in the large kitchen and dining space. Modern and upgraded with great style. A perfect setting for your next dinner party. This floor has two bedrooms and full bathroom for family and guests. The lower level has been totally renovated with great care. Here you will find an extra large bedroom which would be perfect as the primary bedroom with it's walk-in closet and cheater ensuite. There is also a fantastic family room and super sized laundry area with storage space. So much pride of ownership in this beautiful home!! Some upgrades include; Full basement reno (2023-2024), Air exchanger & Electrical Panel changed to 200 Amp(2024), Water Heater, Washer & Dryer, Downstairs Heat pump, Foundation repairs with full warranty, 5 New basement windows plus so



much more!! Just move in and enjoy as all the work has been done for you!! The front and back yards are a great place to sit and enjoy a morning coffee. You'll love the gorgeous trees here. A fantastic place to live and you'll be proud to make this your new home. Start packing now!!

Built in 1972

### Essential Information

MLS® #	202422238
Price	\$509,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,822
Acres	0.14
Year Built	1972
Type	Residential
Sub-Type	Single Family Residence
Style	Other
Status	Closed
Date Sold	December 23rd, 2024

### Community Information

Address	81 Union Street
Area	Halifax - Dartmouth
District	20-Bedford
Sub-District	20-B
City	Bedford
County	Halifax
Province	NS
Postal Code	B4A 2B6

### Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Other, Paved, Single

## **Interior**

Interior Features	High Speed Internet
Heating	Baseboard, Ductless
Has Basement	Yes
Basement	Finished

## **Exterior**

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

## **School Information**

Elementary	Rocky Lake Elementary
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## **Additional Information**

Zoning	RSU
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## **Listing Details**

Listing Office	Royal LePage Anchor Realty
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