

\$729,000 - 6 Patton Lane, Halifax

MLS® #202422678

\$729,000

4 Bedroom, 3.00 Bathroom, 2,438 sqft

Residential on 0.19 Acres

5-E, Halifax, NS

Located in a sought after neighborhood and in a peaceful cul de sac, this large, well kept, split entry home is a stone's throw from everything needed to cultivate a great lifestyle. Great schools, public transit, recreation centers, shopping and restaurants. Inside, an inviting open concept living room feels bright and inviting with vaulted ceilings, a wood burning fireplace, and tall windows enhanced by arched transoms. Dark hardwood floors add an elegant feel and remain consistent throughout the main level. The kitchen has a great layout, enjoying tons of counter and storage space with quality oak cabinets, matching appliances, breakfast bar, and to tie it all together, an eat-in kitchen with access to a private back deck. The large Primary suite features an ensuite 3pc bath and a walk-in closet with built-in shelves. Heat pumps on both levels efficiently heat and cool the home. The lower level holds potential to be used as an in-law suite, with a 3pc bathroom, laundry, a good sized bedroom, and new egress windows throughout. A private lower level Rec room with a propane stove to cozy up next to is a great space for late night movies or games with family and friends. An attached double garage with a newer door is easily accessible from the exterior and interior of the home, and in combination with the double driveway offers great storage and accommodates multiple vehicles. Close to Canada Games Center, the Public Library, Bayers Lake, Highway 102, and more! Just 15 minutes to downtown Halifax,



and 30 minutes to the International Airport.

Built in 1993

Essential Information

MLS® #	202422678
Price	\$729,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,438
Acres	0.19
Year Built	1993
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	November 21st, 2024

Community Information

Address	6 Patton Lane
Area	Halifax - Dartmouth
District	5-Fairmount, Clayton Park, Rockingham
Sub-District	5-E
City	Halifax
County	Halifax
Province	NS
Postal Code	B3M 4K5

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	4
Parking	Attached, Double, Concrete
# of Garages	2

Interior

Interior Features	Central Vacuum, High Speed Internet
Appliances	Central Vacuum, Electric Range, Dishwasher, Dryer, Washer, Microwave

Heating	Baseboard, Fireplace(s), Ductless
Fireplace	Yes
Fireplaces	Fireplace(s), Propane, Wood Burning
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

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

School Information

Elementary	Park West School
Middle	Park West School
High	Halifax West High School

Additional Information

Zoning	K
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Listing Details

Listing Office	Engel & Volkers
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Listing information last updated on October 20th, 2025 at 6:02pm ADT