

\$899,000 - 6303 Payzant Avenue, Halifax

MLS® #202422788

\$899,000

6 Bedroom, 2.50 Bathroom, 2,194 sqft

Residential on 0.11 Acres

2-B, Halifax, NS

There is no better time than now to invest in your family's future. Why not start with a home that offers both comfort & convenience for years to come. Welcome to 6303 Payzant Avenue, a well-established family home in the heart of Halifax's desirable South End. This 2.5-storey property is ideally situated in close proximity to many highly-esteemed public and private schools, universities, parks, playgrounds and so much more. Only 200m from LeMarchant - St Thomas Elementary School, 200m or less from Dalhousie University and within walking distance from Point Pleasant Park, your children don't have to travel far to get the best possible education and recreation this thriving city has to offer. And with Nova Scotia's finest medical community at your doorstep, you can easily stroll to work or make your appointments on foot. The house itself is a timeless classic, with gorgeous hardwood floors, large windows, seamless transitions from room to room and lovely built-in bookcases and shelving. Well-maintained over its 76 year history, you will appreciate the modern kitchen, baths and light fixtures throughout. Not to mention the 1.5-year-old roof. The main floor features a spacious & inviting living room, dining room with access to a large back deck, gourmet kitchen with large kitchen island and a convenient half-bath. The second floor is home to 4 decently-sized bedrooms and a full 5 pc bath. The 3rd floor is the perfect teen zone, home gym or yoga



studio. The basement is fully developed and features a separate entrance - which could be a great option for visiting guests or older kids who want their own space. A rec room, bedroom, full bath and laundry complete this floor. Enjoy a paved private driveway, detached and wired garage and a spacious backyard with ample room for fun and play. This home is waiting for new owners to make it their own! Could be you!

Built in 1948

Essential Information

MLS® #	202422788
Price	\$899,000
Bedrooms	6
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,194
Acres	0.11
Year Built	1948
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	November 14th, 2024

Community Information

Address	6303 Payzant Avenue
Area	Halifax - Dartmouth
District	2-Halifax South
Sub-District	2-B
City	Halifax
County	Halifax
Province	NS
Postal Code	B3H 2B2

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Detached, Single, Wired, Concrete, Interlocking
# of Garages	1

Interior

Interior Features	Secondary Suite, High Speed Internet
Heating	Hot Water, Radiator
Fireplace	Yes
Fireplaces	Fireplace(s)
# of Stories	2
Stories	2.5 Storey
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

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

School Information

Elementary	Lemarchant - St Thomas Elementary School
Middle	Halifax Central Junior High School
High	Citadel High School

Additional Information

Zoning	ER-2
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Listing Details

Listing Office	Royal LePage Atlantic
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