

\$779,900 - 79 Confederation Avenue, Fall River

MLS® #202424860

\$779,900

4 Bedroom, 3.00 Bathroom, 2,405 sqft

Residential on 2.30 Acres

30-B, Fall River, NS

Welcome to 79 Confederation Avenue, where comfort and nature come together on a serene 2.4-acre property in the desirable St. Andrews Village. Surrounded by mature landscaping and boasting a circular driveway, this 2400 sqft slab-on-grade home radiates timeless curb appeal. The beautifully designed hardscapes and vibrant foliage create a peaceful oasis, perfect for those seeking both privacy and tranquility. Inside, you'll find an open-concept layout that's ideal for growing families or those looking to downsize into age-in-place living. The bright kitchen flows effortlessly into a cozy living room, complete with a wood stove, while large windows bathe the space in natural light and offer beautiful views of the surrounding landscape. Step outside through the patio doors and into your private backyard, perfect for quiet mornings or lively get-togethers. The spacious primary bedroom offers a peaceful retreat with a large walk-in closet and an ensuite bathroom. The home also offers a generous laundry room with ample storage to help keep daily life running smoothly. The secondary living space, complete with an adjacent bedroom and ensuite, provides flexibility for family activities or can easily function as an in-law suite, offering both privacy and convenience for extended family or guests. The detached garage with a loft space provides even more option - whether you're looking for a home office, studio, or gym. With a fully ducted heat pump and



recently added solar panels, this home ensures year-round comfort and energy efficiency. Located in the heart of a family-friendly community, with top-rated schools and plenty of local amenities, this home truly has it all. Whether you're looking to settle into a functional family home or ready to downsize for relaxed retirement living, this home offers the perfect balance of convenience, charm, and peaceful living. Ready to make this beautiful property your own? Contact us today to schedule your private viewing.

Essential Information

MLS® #	202424860
Price	\$779,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,405
Acres	2.30
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	January 27th, 2025

Community Information

Address	79 Confederation Avenue
Area	Halifax - Dartmouth
District	30-Waverley, Fall River, Oakfield
Sub-District	30-B
City	Fall River
County	Halifax
Province	NS
Postal Code	B2T 1N1

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Detached, 1.5, Heated Garage, Circular Driveway, Paved
# of Garages	2

Interior

Interior Features	Ensuite Bath, High Speed Internet
Heating	Fireplace(s), Forced Air, Heat Pump
Fireplace	Yes
Fireplaces	Wood Burning
Basement	None

Exterior

Lot Description	1 to 2.99 Acres, Partially Cleared, Landscaped, Level, Wooded
Roof	Asphalt
Construction	Stone, Vinyl Siding
Foundation	Slab

School Information

Elementary	Ash Lee Jefferson Elementary School
Middle	Georges P Vanier Junior High School
High	Lockview High School

Additional Information

Zoning	R-1B
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Listing Details

Listing Office	Parachute Realty
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