

# \$625,000 - 1964 Waverley Road, Waverley

MLS® #202425513

## \$625,000

3 Bedroom, 2.00 Bathroom, 2,346 sqft  
Residential on 1.16 Acres

30-C, Waverley, NS

This charming 3-bedroom, 2-bathroom residence is move-in ready and awaits your personal touch. Freshly painted throughout, the main level features cozy in-floor heating, complemented by a pellet stove for those chilly winter nights and a heat pump to keep you cool during the summer. Set on a generous lot that includes a second PID for the waterfront, this property boasts a spacious 15.6 x 9.9 boathouse with a 16 x 4 patio, offering stunning views from your 32-foot dock. Additional highlights include a 20 x 20 detached garage and an 8 x 10 shed for ample storage. The home features a durable steel roof installed just a couple of years ago. Notably, the house was lifted in 2005 and completely renovated, including a new foundation and granite sink. There's also potential for a second-story deck to be installed if desired. Don't miss this opportunity to own a slice of paradise just minutes from downtown! This is an estate sale



## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | 202425513 |
| Price          | \$625,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 2,346     |
| Acres          | 1.16      |

|           |                         |
|-----------|-------------------------|
| Type      | Residential             |
| Sub-Type  | Single Family Residence |
| Status    | Closed                  |
| Date Sold | January 27th, 2025      |

### Community Information

|              |                                   |
|--------------|-----------------------------------|
| Address      | 1964 Waverley Road                |
| Area         | Halifax - Dartmouth               |
| District     | 30-Waverley, Fall River, Oakfield |
| Sub-District | 30-C                              |
| City         | Waverley                          |
| County       | Halifax                           |
| Province     | NS                                |
| Postal Code  | B2R 1Y5                           |

### Amenities

|                |                                                                   |
|----------------|-------------------------------------------------------------------|
| Utilities      | Electric, Cable Connected, Electricity Connected, Phone Connected |
| Parking Spaces | 2                                                                 |
| Parking        | Detached, 1.5, Wired, Paved                                       |
| # of Garages   | 2                                                                 |
| Is Waterfront  | Yes                                                               |
| Waterfront     | Lake                                                              |

### Interior

|                   |                                                |
|-------------------|------------------------------------------------|
| Interior Features | See Remarks, High Speed Internet               |
| Appliances        | Stove, Dishwasher, Dryer, Washer, Refrigerator |
| Heating           | Baseboard, Ductless, In Floor, Radiant, Stove  |
| # of Stories      | 2                                              |
| Stories           | 2 Storey                                       |
| Basement          | None                                           |

### Exterior

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Exterior Features | Dock                                                                         |
| Lot Description   | 1 to 2.99 Acres, Hardwood Bush, Partial Landscaped, Sloping/Terraced, Wooded |
| Roof              | Steel                                                                        |
| Construction      | Vinyl Siding                                                                 |
| Foundation        | Concrete Perimeter, Slab                                                     |

### School Information

|            |                                     |
|------------|-------------------------------------|
| Elementary | Waverley Memorial Elementary School |
| Middle     | Georges P Vanier Junior High School |
| High       | Lockview High School                |

### **Additional Information**

|        |     |
|--------|-----|
| Zoning | R-1 |
|--------|-----|

### **Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Sutton Group Professional Realty |
|----------------|----------------------------------|

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Listing information last updated on October 24th, 2025 at 9:18am ADT