

\$495,000 - 28 Arlington Avenue, Halifax

MLS® #202427087

\$495,000

4 Bedroom, 1.00 Bathroom, 1,122 sqft

Residential on 0.18 Acres

5-G, Halifax, NS

Top Reasons Why You Will Fall in Love With This Home: 1. Prime Location: This 4-bedroom, 1-bathroom detached bungalow is situated in the desirable Fairmont neighbourhood of Halifax, this home offers an unbeatable balance of tranquillity and accessibility. Enjoy being just 11 minutes from downtown Halifax, 27 minutes from the airport, and minutes from major highways for easy commuting. Nestled near the prestigious Ashburn Golf Course, Minutes to the Halifax Shopping Center and close to metro bus stop for easy transit commute. 2. Updates: The home showcases newly sanded and varnished hardwood floors that gleam beautifully in the natural light, perfectly paired with freshly painted walls for a bright and inviting atmosphere. A sleek new vanity, updated vinyl flooring and light fixture in the bathroom add a modern, stylish touch. Additionally, new vinyl flooring has been installed in the kitchen, entryway, and downstairs bedroom, blending style and functionality throughout the home. Modern light fixtures in the kitchen and dining area further elevate the design while enhancing both functionality and aesthetic appeal. 3. Ample Parking: The property boasts a single attached garage, providing convenient covered parking and additional storage space. Complementing this is a paved driveway with ample space for multiple vehicles, making it perfect for families, guests, or homeowners with multiple cars. 4. Seamless Indoor-Outdoor Living: The walkout to the back deck opens to



a spacious and versatile backyard that provides the perfect setting for outdoor relaxation, barbecues, or entertaining. The 8,000 sq. ft. lot offers endless opportunities for gardening, outdoor activities, or future landscaping projects.

5. Family-Friendly Neighbourhood: Ideal for families, professionals, or retirees, this home offers a serene setting paired with convenient accessibility. Book your showing today!

Essential Information

MLS® #	202427087
Price	\$495,000
Bedrooms	4
Bathrooms	1.00
Full Baths	1
Square Footage	1,122
Acres	0.18
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	December 19th, 2024

Community Information

Address	28 Arlington Avenue
Area	Halifax - Dartmouth
District	5-Fairmount, Clayton Park, Rockingham
Sub-District	5-G
City	Halifax
County	Halifax
Province	NS
Postal Code	B3N 1Z8

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	3

Parking	Attached, Single, Wired, Double, Paved
# of Garages	1

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dryer, Washer, Refrigerator
Heating	Forced Air
Fireplace	Yes
Fireplaces	Fireplace(s)
Has Basement	Yes
Basement	Partially Finished

Exterior

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

School Information

Elementary	Springvale Elementary School
Middle	St Agnes Junior High School
High	Citadel High School

Additional Information

Zoning	R-1
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Listing Details

Listing Office	EXP Realty of Canada Inc.
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