

# \$799,900 - 261 Midnight Run, Middle Sackville

MLS® #202427534

## \$799,900

4 Bedroom, 3.00 Bathroom, 2,224 sqft  
Residential on 2.55 Acres

26-A, Middle Sackville, NS



Welcome to 261 Midnight Run! This stunning executive split-entry home, built by Marchand Homes, is just two years old and located near the front of Indigo Shores. The location offers excellent highway access, making commutes a breeze, while the family-friendly neighborhood provides a serene blend of nature, privacy, and convenience. Residents enjoy access to a community lake and nearby amenities in Sackville. This move-in-ready home is loaded with upgrades, including quartz countertops, electric fireplace, ductless heat-pump, and a beautifully tiled shower and soaker tub in the ensuite. The modern kitchen comes complete with included appliances, tile backsplash, and cabinets to the ceiling, and the laundry also includes appliances. The home is completed with 4 bedrooms, 3 full bathrooms and the lockers in the mudroom. A home warranty is in place for added peace of mind. Whether you’re looking for style, comfort, or convenience, this property has it all.

Built in 2022

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | 202427534 |
| Price          | \$799,900 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 2,224     |

|            |                         |
|------------|-------------------------|
| Acres      | 2.55                    |
| Year Built | 2022                    |
| Type       | Residential             |
| Sub-Type   | Single Family Residence |
| Status     | Closed                  |
| Date Sold  | January 16th, 2025      |

### Community Information

|              |                                |
|--------------|--------------------------------|
| Address      | 261 Midnight Run               |
| Area         | Halifax - Dartmouth            |
| District     | 26-Beaverbank, Upper Sackville |
| Sub-District | 26-A                           |
| City         | Middle Sackville               |
| County       | Halifax                        |
| Province     | NS                             |
| Postal Code  | B4E 0S1                        |

### Amenities

|                |                                                                   |
|----------------|-------------------------------------------------------------------|
| Utilities      | Electric, Cable Connected, Electricity Connected, Phone Connected |
| Parking Spaces | 4                                                                 |
| Parking        | Double, Garage, Heated Garage, Wired, Gravel                      |
| # of Garages   | 2                                                                 |

### Interior

|                   |                                                |
|-------------------|------------------------------------------------|
| Interior Features | Ensuite Bath, High Speed Internet              |
| Appliances        | Stove, Dishwasher, Dryer, Washer, Refrigerator |
| Heating           | Baseboard, Fireplace(s), Ductless              |
| Cooling           | Ductless                                       |
| Fireplace         | Yes                                            |
| Stories           | Split Entry                                    |
| Has Basement      | Yes                                            |
| Basement          | Finished, Walk-Out Access                      |

### Exterior

|                 |                                                        |
|-----------------|--------------------------------------------------------|
| Lot Description | 1 to 2.99 Acres, Partially Cleared, Landscaped, Wooded |
| Roof            | Asphalt                                                |
| Construction    | Vinyl Siding                                           |
| Foundation      | Concrete Perimeter, Stone                              |

### School Information

|            |                                      |
|------------|--------------------------------------|
| Elementary | Sackville Heights Elementary School  |
| Middle     | Sackville Heights Junior High School |
| High       | Millwood 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 29th, 2025 at 10:47pm ADT