

\$1,199,900 - 3569 Windsor Street, Halifax

MLS® #202428024

\$1,199,900

6 Bedroom, 4.00 Bathroom, 2,350 sqft

Residential on 0.23 Acres

4-B, Halifax, NS

A rare find and offers a one-of-a-kind investment opportunity in West End Halifax. This 6 bedroom 4 full bath Home is set up as separate units. Great for extended family living. The property sits on 9900 Sq Ft of Prime Real Estate with a full panoramic view of the Bedford Basin. The unique outdoor space provides an unbelievable vibe and views. Escape after a long day's work, a place to enjoy the view of sailboats and sunsets, a unique blend of privacy in the Heart of Halifax! Both units having 3 bedrooms and 2 full bathrooms. The detached garage is a great addition allows parking for 10 vehicles! So many renovations to mention from the new kitchen and completely renovated bathroom on upper level, brand new roof, 12 new windows, all 6 new appliances, Webber BBQ, refurbished 100 yr old hardwood floors in one unit while the other all new luxury vinyl plank, new heat pumps in each unit, just to mention a few. Enjoy cozy in-floor heat on lower level and also the low cost and efficient water hydronic baseboard heating on the main level. This duplex is perfect for a multi-generational family or a savvy investor seeking a prime rental property in the up and Coming Windsor Street Exchange Redevelopment Area. ER-3 zoning allows for up to 8 units per lot. Power Lower Unit \$40mth/Natural Gas \$55mth. Upper Unit Power \$125mth/Natural Gas \$90/mth. Engineered Plans and Drawings are available for 2 x 2 storey units and 3 bedroom 2 bath unit and drawings for a 1 bedroom open



concept luxury apt.

Essential Information

MLS® #	202428024
Price	\$1,199,900
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	2,350
Acres	0.23
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	April 16th, 2025

Community Information

Address	3569 Windsor Street
Area	Halifax - Dartmouth
District	4-Halifax West
Sub-District	4-B
City	Halifax
County	Halifax
Province	NS
Postal Code	B3K 5G7

Amenities

Utilities	Natural Gas, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking Spaces	2
Parking	Detached, Double, Parking Spaces(s), Paved
View	Harbour, Ocean, Other
Waterfront	Access: Harbour

Interior

Interior Features	Secondary Suite, High Speed Internet
Appliances	Gas Cooktop, Oven, Gas Range, Dishwasher, Dryer - Gas, Refrigerator/Stove Combo
Heating	Baseboard, Ductless, In Floor, Radiant

Fireplace	Yes
Fireplaces	Gas
# of Stories	2
Stories	2 Storey
Basement	Walk-Out Access, None

Exterior

Exterior Features	Balcony, Barbecue
Lot Description	Under 0.5 Acres, Landscaped
Roof	Asphalt
Foundation	Concrete Perimeter

Additional Information

Zoning	ER-3
--------	------

Listing Details

Listing Office	RE/MAX Nova
----------------	-------------

NSAR IDX Reciprocity listings are displayed in accordance with NSAR's IDX Agreements and property information is provided under copyright© by the Nova Scotia Association of REALTORS®. The above information is from sources deemed reliable but it should not be relied upon without independent verification.

Listing information last updated on November 3rd, 2025 at 11:02pm AST