

# \$549,900 - 24 Brian Drive, Westphal

MLS® #202502610

**\$549,900**

3 Bedroom, 2.50 Bathroom, 1,540 sqft  
Residential on 0.12 Acres

15-B, Westphal, NS

Welcome to this beautiful brand-new home in the desirable community of Westphal, Dartmouth. Enjoy the perfect balance of suburban tranquility and city convenience, with everything you need just minutes away. Thoughtfully designed with modern living in mind, this bright and open-concept home offers a perfect blend of style, comfort, and functionality. With three spacious bedrooms and two and a half bathrooms, this home is ideal for families or professionals. The open-concept main living area is filled with natural light, creating a warm and inviting atmosphere perfect for entertaining. The modern kitchen features high-end finishes, sleek cabinetry, and ample storage, making it a dream for any home chef. The primary suite includes a private ensuite bath, offering a comfortable retreat at the end of the day. Built on a durable slab foundation, this home is both low-maintenance and energy-efficient. Best of all, this home comes with a 10-year New Home Warranty, providing peace of mind for years to come. Make sure to book your own private showing before it's too late.



## Essential Information

MLS® #	202502610
Price	\$549,900
Bedrooms	3
Bathrooms	2.50

Full Baths	2
Half Baths	1
Square Footage	1,540
Acres	0.12
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	March 27th, 2025

### Community Information

Address	24 Brian Drive
Area	Halifax - Dartmouth
District	15-Forest Hills
Sub-District	15-B
City	Westphal
County	Halifax
Province	NS
Postal Code	B2W 3N3

### Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	No Garage, Double, Gravel

### Interior

Interior Features	High Speed Internet
Heating	Baseboard, Ductless
# of Stories	2
Stories	2 Storey
Basement	None

### Exterior

Lot Description	Under 0.5 Acres
Roof	Asphalt
Construction	Stone, Vinyl Siding
Foundation	Slab

### School Information

Elementary	Humber Park Elementary School
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Middle	Graham Creighton Junior High School
High	Auburn Drive High School

### **Additional Information**

Zoning	R1-A
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### **Listing Details**

Listing Office	Royal LePage Atlantic (Dartmouth)
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