

\$1,499,900 - 3 - 5 - 7 - 9 Charlton Avenue, Halifax

MLS® #202503103

\$1,499,900

10 Bedroom, Bathroom,
Residential Income on 0.12 Acres

7-D, Halifax, NS

This fourplex features 4 units across 5,412 sq. ft. of total living area. 2 -2bedroom lower level suite with an open-concept kitchen, dining, and living area, a full bath, and in-unit laundry, plus 2 spacious upper units spanning two levels. The main level boasts an open kitchen, dining, and living area, along with a powder room, while the second level includes three bedrooms—one being a master with an ensuite—plus an additional full bath and laundry area. Each unit has a private driveway for two cars, with extra parking on the side. Built with high-quality finishes, landscaped outdoor spaces, and heat pumps on every floor, this property is ideal for rental income or owner-occupied living. With separate power meters for each unit and water meters ready for subdivision, the property offers flexibility and efficiency. Projected rental income is \$115,000 per year, with estimated expenses of \$16,500, yielding a net income of \$98,500. Backed by a one-year builder warranty and a seven-year Lux Warranty, this is a prime investment opportunity—don’t miss out!



Built in 2025

Essential Information

MLS® #	202503103
Price	\$1,499,900
Bedrooms	10
Acres	0.12

Year Built	2025
Type	Residential Income
Sub-Type	Quadruplex
Status	Closed
Date Sold	April 30th, 2025

Community Information

Address	3 - 5 - 7 - 9 Charlton Avenue
Area	Halifax - Dartmouth
District	7-Spryfield
Sub-District	7-D
City	Halifax
County	Halifax
Province	NS
Postal Code	B3R 1A9

Amenities

Utilities	Electricity Connected
Parking	Paved

Interior

Interior Features	Ensuite Bath
Appliances	Oven, Stove, Dishwasher, Dryer, Washer, Microwave, Refrigerator
Heating	Baseboard, Ductless
Cooling	Air Conditioning
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Under 0.5 Acres
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	William King Elementary School
Middle	Herring Cove Junior High School
High	JL Ilsley High School

Additional Information

Zoning

R-2 - RESIDENTIAL MEDIUM DENISTY

Listing Details

Listing Office

RE/MAX Nova

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