

\$965,000 - 79 Aberdeen Drive, Fall River

MLS® #202503667

\$965,000

5 Bedroom, 3.50 Bathroom, 3,217 sqft

Residential on 3.28 Acres

30-B, Fall River, NS

Welcome to 79 Aberdeen Drive. Located on St. Andrews Lake in Fall River, this 5-bedroom, 3.5-bathroom home offers the perfect blend of comfort, style, and lake views. Situated on almost 3.3 acres with 314 feet of lake access this 3,217 sq. ft. home is designed for both relaxation and entertaining. Step into a bright and spacious foyer, leading into a main living area filled with natural light. The open-concept kitchen features granite countertops, stainless steel appliances, and dual ovens, making meal prep a breeze. A propane fireplace warms the dining area, while hardwood floors add timeless elegance. The main level also includes a TV room, half bath, and laundry room for added convenience. Upstairs, the primary suite offers a private retreat with a walk-in closet, ensuite bath, and a bonus room—perfect for a home gym, office, or storage. Three additional bedrooms and a full bath complete the second floor. The fully developed walk-out basement includes a wood stove, 5th bedroom, full bath, and living space, providing endless possibilities for the extended family or guests. Outside, enjoy lake views from the newly updated composite decks (2024) or take a refreshing dip in the in-ground pool. The yard features mature trees, a fire pit, and a storage shed, creating a perfect outdoor oasis. A 2-car attached garage and a large paved driveway offer ample parking, while recent updates—including a new hot water heater (2024) and an electric ducted heating system (2024)—ensure



modern efficiency. With its unbeatable location, stunning views, and thoughtful design, this Fall River lakefront home is ready for its next owners to enjoy. Welcome home, to 79 Aberdeen Drive.

Built in 2009

Essential Information

MLS® #	202503667
Price	\$965,000
Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,217
Acres	3.28
Year Built	2009
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	May 22nd, 2025

Community Information

Address	79 Aberdeen Drive
Area	Halifax - Dartmouth
District	30-Waverley, Fall River, Oakfield
Sub-District	30-B
City	Fall River
County	Halifax
Province	NS
Postal Code	B2T 0H1

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	4
Parking	Attached, Double, Paved
# of Garages	2

View	Lake
Is Waterfront	Yes
Waterfront	Lake, Lake Privileges
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Propane Cooktop, Oven, Dishwasher, Dryer, Washer, Refrigerator
Heating	Fireplace(s), Heat Pump, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove, Propane
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Lot Description	3 to 9.99 Acres, Cleared, Landscaped, Wooded
Roof	Asphalt
Construction	Brick, Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Ash Lee Jefferson Elementary School
Middle	Georges P Vanier Junior High School
High	Lockview High School

Additional Information

Zoning	R-1B
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Listing Details

Listing Office	Engel & Volkers
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Listing information last updated on October 22nd, 2025 at 9:02pm ADT