

\$944,900 - 450 Paula Drive, Hammonds Plains

MLS® #202504293

\$944,900

4 Bedroom, 3.50 Bathroom, 3,154 sqft

Residential on 1.21 Acres

21-B, Hammonds Plains, NS

Get ready to fall in love with 450 Paula Drive, a beautifully handcrafted and one of a kind, Kahill Custom Home. Located in prestigious Cox's Lake Ridge Estates and sitting atop a large 1.2 acre lot featuring tiered granite boulder rock walls, you'll be sure to enjoy your morning coffee overlooking the lake views and hearing the morning loons call. Constructed with meticulous attention to detail, this home seamlessly combines classic elegance with modern luxury. Step inside and you'll be greeted by a spacious layout adorned with stunning maple hardwood floors, a jaw-dropping solid hardwood staircase with upgraded railing package, Majestic propane fireplace centred around custom built-in shelving with matching hardwood tops, a true chefs kitchen with ceiling height cabinetry, upper and lower lighting and a beautiful 4x8 centre island. Upstairs, discover an amazing laundry room with tons of cabinetry, folding counter space and sink, and three generously sized bedrooms, including a lavish primary suite finished with a sizeable walk-in closet, stunning ensuite bath with air jet soaker tub, custom tiled shower and your very own walk-out balcony perfect for relaxing on a warm summer day with a book or suntanning on your lounge. Downstairs you'll find a 4th spare bedroom, another full bath, huge rec room and your own home gym space. Double patio doors on the main level walkout to a large back deck with your Arctic Spa hottub and enough room for a future inground pool



and a second double detached garage. Fully ducted heatpump, massive triple car garage and deeded lake access literally right across the street make this home one you could truly enjoy and live in forever. Will not last long, make it yours today.

Built in 2019

Essential Information

MLS® #	202504293
Price	\$944,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,154
Acres	1.21
Year Built	2019
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	May 12th, 2025

Community Information

Address	450 Paula Drive
Area	Halifax - Dartmouth
District	21-Kingswood, Haliburton Hills, Hammonds Pl.
Sub-District	21-B
City	Hammonds Plains
County	Halifax
Province	NS
Postal Code	B3Z 0H7

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	3
Parking	Detached, Triple, Heated Garage, Wired, Gravel, Multiple Driveways,

	Parking Spaces(s)
# of Garages	3
View	Lake
Is Waterfront	Yes
Waterfront	Across Road, Access: Deeded, Lake Privileges

Interior

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

Exterior

Exterior Features	Balcony
Lot Description	1 to 2.99 Acres, Partially Cleared, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Insulated Concrete

School Information

Elementary	Hammonds Plains Consolidated Elementary School
Middle	Madeline Symonds Middle School
High	Charles P Allen High School

Additional Information

Zoning	R-1
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Listing Details

Listing Office	Royal LePage Atlantic
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