

\$1,149,000 - 22 Foxberry Hill, Glen Haven

MLS® #202504645

\$1,149,000

4 Bedroom, 3.50 Bathroom, 4,578 sqft

Residential on 1.20 Acres

40-C, Glen Haven, NS

This grand stately four bedroom home sits at the top of Foxberry Hill in prestigious Mariner's Anchorage, located in Glen Haven. The aesthetic look of the cedar sided exterior gives this 2 storey home the perfect East Coast feel. Enjoy the ocean views from the wrap-around main level deck and newly constructed upper level balcony. Offering private deeded ocean access, a community boat launch and steps away from the St. Margaret's Bay Sailing Club.

Through the front door, you are welcomed by an impressive large, light-filled foyer with a professional home office set to the right. The open concept family room has a wood-burning fireplace surrounded with custom built-in cabinetry. Your open style chef's kitchen with stainless steel appliances breakfast nook sits beside the sunroom overlooking Seller's Cove. A singular French, glass door separates the kitchen area from the large great room containing the formal dining room and living room. This main level offers an updated powder room and laundry room with access to the garage. Upstairs you are greeted by a cozy reading nook overlooking the front of the property full of colorful perennials and mature trees. The primary bedroom includes a walk in closet and 4 piece ensuite. There are three additional large bedrooms, one of which is an architecturally designed turret room with a soaring ceiling and double garden doors leading to the upper balcony. A second full bathroom completes this level. For additional living space, the finished walkout basement to



the backyard features a 3-piece bathroom, lots of living space and plenty of storage. This level has incredible potential for a secondary suite, with kitchen plumbing already in place. Further highlights of this beautiful family home include a Generac Generator, front yard lamp post lighting (no overhead wires or telephone poles), great neighbours, kid and pet friendly with an easy commute to Downtown Halifax in less than 30 minutes.

Built in 1993

Essential Information

MLS® #	202504645
Price	\$1,149,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	4,578
Acres	1.20
Year Built	1993
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 12th, 2025

Community Information

Address	22 Foxberry Hill
Area	Halifax - Dartmouth
District	40-Timberlea, Prospect, St. Margaret's Bay
Sub-District	40-C
City	Glen Haven
County	Halifax
Province	NS
Postal Code	B3Z 2W1

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Attached, Double, Heated Garage, Paved
# of Garages	2
View	Ocean
Waterfront	Access: Deeded, Ocean Access

Interior

Interior Features	Central Vacuum, Ensuite Bath, See Remarks, High Speed Internet
Appliances	Central Vacuum, Electric Cooktop, Stove, Dishwasher, Dryer, Washer, Microwave, Refrigerator
Heating	Baseboard, Fireplace(s), Radiant
Fireplace	Yes
Fireplaces	Fireplace(s), Wood Burning
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Exterior Features	Balcony
Lot Description	1 to 2.99 Acres, Landscaped, Wooded
Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter

Additional Information

Zoning	MRR-1
HOA Fees	300

Listing Details

Listing Office	Exit Realty Metro
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