

\$858,000 - 14 Brackley Place, Halifax

MLS® #202510227

\$858,000

4 Bedroom, 3.00 Bathroom, 2,633 sqft

Residential on 0.19 Acres

5-D, Halifax, NS

A True Gem in Clayton Park West. This beautifully maintained four-level side split home is a rare find in the heart of Clayton Park West. Located on a cul de sac adjacent to Park West School (P-9) and playgrounds, as well as a short walk from Halifax West High School, the Keshen Goodman Library, Canada Games Centre, shopping, banking, and Metro Transit. The location couldn't be more convenient for families. The layout is ideal for comfortable family living: featuring a bright and spacious main floor with a welcoming entryway, a sunny kitchen with a breakfast nook, formal living and dining rooms with beautiful hardwood floors, a family room overlooking the trees and private backyard, powder room, and laundry area. Upstairs, you'll find three generously sized bedrooms, including a primary suite with a walk-in closet and ensuite bath. The lower level is perfect for a potential in-law suite, complete with a bedroom, rec room, half bath (with potential for expansion), and walkout access. An additional lower level offers an expansive storage area and a workshop for hobbyists. The double-tiered back deck faces southwest, offering beautiful sunlight/sunsets and a perfect space to enjoy the backyard, which features raised garden beds (already planted with parsley and herbs) and much room for outdoor recreational activities on a very deep lot with evergreen trees, perennial bushes and apple trees. Recent upgrades include new stainless steel kitchen appliances,



fresh professional wall painting throughout the main areas, newer air ventilation system, two newer bathroom vanities. A newer security system is already installed and paid for, ready to be activated if desired. Other features: energy-efficient ductless heat pumps in the basement and on the main level offer year-round heating and cooling comfort. Central vacuum system. As an added bonus, all furniture and accessories are negotiable, making this a true turnkey opportunity. Clean, well cared-for, and move-in ready.

Built in 1990

Essential Information

MLS® #	202510227
Price	\$858,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	2,633
Acres	0.19
Year Built	1990
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	June 16th, 2025

Community Information

Address	14 Brackley Place
Area	Halifax - Dartmouth
District	5-Fairmount, Clayton Park, Rockingham
Sub-District	5-D
City	Halifax
County	Halifax
Province	NS
Postal Code	B3M 4H2

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	3
Parking	Single, Garage, Double, Paved
# of Garages	1

Interior

Interior Features	Central Vacuum, Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Freezer, Refrigerator
Heating	Baseboard, Ductless, Hot Water
Fireplace	Yes
Fireplaces	Fireplace(s)
# of Stories	5
Stories	Side Split, 5 Level
Has Basement	Yes
Basement	Partially Finished, Walk-Out Access

Exterior

Lot Description	Under 0.5 Acres, Landscaped, Level, Parkland/Golf Course, Wooded
Roof	Asphalt
Construction	Cementitious Board, Vinyl Siding, Other
Foundation	Concrete Perimeter

School Information

Elementary	Park West School
Middle	Park West School
High	Halifax West High School

Additional Information

Zoning	R-1
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Listing Details

Listing Office	RE/MAX Nova (Halifax)
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