

\$569,000 - 12a Linden Lane, Halifax

MLS® #202510278

\$569,000

4 Bedroom, 2.50 Bathroom, 1,400 sqft

Residential on 0.08 Acres

7-B, Halifax, NS

Income potential in this fully renovated 3-bedroom single-family home with a one-bedroom secondary suite in the lower level (previously rented for \$1600 per month!). Each unit has its own laundry and separate entrance. The main unit features an open concept design with a living room open to the spacious eat-in kitchen. It is the perfect setup for family gatherings or entertaining. The kitchen comes with all stainless steel appliances and modern custom cabinets. This floor has a powder room with a washer and dryer. The eat-in kitchen opens to a large deck overlooking the rear yard. Upstairs are three good-sized bedrooms with loads of storage, and a modern, stylish 4-piece bathroom. The lower level secondary suite is accessed by its own entrance and small private outdoor area and features a spacious and very bright open concept main area, one bedroom, laundry and a full 4-piece bath. This home was extensively renovated within the last few years and is in excellent condition with modern finishes throughout. The seller will have the lower unit occupancy permit available at closing. The lower suite will be vacant. Fully renovated with income, it is perfect for the first-time buyer or those seeking affordable living. The secondary suite will be vacant upon closing and will have an occupancy permit before closing making this a legal unit.



Essential Information

MLS® #	202510278
Price	\$569,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,400
Acres	0.08
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	June 26th, 2025

Community Information

Address	12a Linden Lane
Area	Halifax - Dartmouth
District	7-Spryfield
Sub-District	7-B
City	Halifax
County	Halifax
Province	NS
Postal Code	B3R 1M9

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
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Interior

Interior Features	High Speed Internet
Heating	Baseboard, Heat Pump
Cooling	Ducted Cooling
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Finished

Exterior

Lot Description	1 to 2.99 Acres, Landscaped, Level
Roof	Asphalt
Construction	Vinyl Siding

Foundation Concrete Perimeter

School Information

Elementary Elizabeth Sutherland School
Middle Elizabeth Sutherland School
High JL Ilsley High School

Additional Information

Zoning R-2 - RESIDENTIAL MEDIUM DENISTY

Listing Details

Listing Office Assist-2-Sell Homeworks Realty

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Listing information last updated on November 5th, 2025 at 3:47am AST