

\$524,900 - 102 Oceanlea Drive, Eastern Passage

MLS® #202513061

\$524,900

5 Bedroom, 2.00 Bathroom, 1,894 sqft
Residential on 0.20 Acres

11-B, Eastern Passage, NS

Welcome to 102 Oceanlea Drive – a spacious and updated bungalow in the heart of Eastern Passage, ideal for families, first-time buyers, or investors seeking move-in-ready value with long-term potential. With 5 bedrooms and 2 full bathrooms across two finished levels, this home offers flexibility, comfort, and room to grow. The sun-filled main floor has been freshly painted and features a generous living room and a stylish kitchen with newer stainless steel appliances, Canadian maple butcher block countertops, custom cupboard doors, and a convenient side entrance to the wraparound deck and massive, fully fenced backyard. The open-concept dining area flows naturally for everyday living and entertaining. Down the hall, you’ll find the primary bedroom, two additional bedrooms, and a full 4-piece bathroom. Downstairs, the fully renovated lower level includes two more bedrooms, a second 4-piece bathroom, a large laundry/storage area, upgraded insulation, new flooring (2024), a cozy wood stove (chimney updated in 2020), and an energy-efficient heat pump for year-round comfort. Extensive updates offer peace of mind: roof (2008), nearly all windows replaced (2019–2020, excluding front 3), HRV (2021), high-efficiency hot water tank (2018), heat pumps (2017–2018), and conversion from oil to electric heating (2020). Additional improvements include new exterior storm doors (2020), a freshly paved driveway (2024),



updated bathrooms, and fresh interior and exterior paint (2023-2025). This home is minutes from schools, parks, trails, beaches, Fisherman’s Cove, and Hartlen Point Golf Club. Commuters will love the easy access to downtown Dartmouth, Halifax, Dartmouth Crossing, 12 Wing Shearwater, CFB Halifax, and the Irving Shipyard - all within 30 minutes. Don't miss your chance to view this turnkey gem - book your showing today!

Built in 1977

Essential Information

MLS® #	202513061
Price	\$524,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,894
Acres	0.20
Year Built	1977
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	July 31st, 2025

Community Information

Address	102 Oceanlea Drive
Area	Halifax - Dartmouth
District	11-Dartmouth Woodside, Eastern Passage, Cow Bay
Sub-District	11-B
City	Eastern Passage
County	Halifax
Province	NS
Postal Code	B3G 1G4

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	No Garage, Double, Paved

Interior

Interior Features	High Speed Internet
Heating	Baseboard, Fireplace(s), Ductless
Cooling	Ductless
Fireplace	Yes
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Finished

Exterior

Lot Description	Under 0.5 Acres, Cleared, Landscaped, Level
Roof	Asphalt
Construction	Aluminum Siding
Foundation	Concrete Perimeter

School Information

Elementary	Seaside Elementary School
Middle	Eastern Passage Education Centre
High	Island View High School

Additional Information

Zoning	R-2
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Listing Details

Listing Office	Royal LePage Atlantic (Dartmouth)
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Listing information last updated on October 21st, 2025 at 8:32am ADT