

\$299,900 - 26 Woodlawn Drive, Sydney River

MLS® #202514489

\$299,900

3 Bedroom, 1.50 Bathroom, 1,382 sqft

Residential on 0.21 Acres

N/A, Sydney River, NS

A classic two-storey home in the heart of Sydney River, 26 Woodlawn Drive offers space, warmth, and excellent functionality for modern family living. Set on a private lot with a landscaped backyard and mature trees, the home combines traditional charm with thoughtful updates. A covered front porch leads into a bright living room, where natural light highlights the hardwood floors and a fireplace adds comfort and character. The open layout connects the living space to the dining area, with a ductless heat pump for year-round efficiency. The galley-style kitchen is both functional and stylish, featuring stainless steel appliances, a breakfast nook, and easy access to a side mudroom entrance. Off the mudroom is a detached garage, connected by a covered patio and deck—perfect for transitioning between indoor and outdoor spaces with ease. Upstairs opens into a central foyer with three evenly sized bedrooms, each with closet space and natural light. A four-piece bathroom completes the upper level. The lower level is designed for entertaining and everyday convenience, featuring a finished rec room with a propane fireplace and bar area. There's also a two-piece bathroom and a dedicated laundry room with extra storage. The home has been very well maintained and offers curb appeal, functional flow, and outdoor space for family enjoyment. It's a short walk to Sydney River amenities and just a five-minute drive to the Cape Breton Regional Hospital—ideal for



those seeking a blend of comfort, practicality, and location.

Built in 1949

Essential Information

MLS® #	202514489
Price	\$299,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,382
Acres	0.21
Year Built	1949
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 28th, 2025

Community Information

Address	26 Woodlawn Drive
Area	Cape Breton
District	202-Sydney River / Coxheath
Sub-District	N/A
City	Sydney River
County	Cape Breton
Province	NS
Postal Code	B1S 1H9

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Detached, Single, Paved
# of Garages	1

Interior

Interior Features	High Speed Internet
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Appliances	Range, Dishwasher, Dryer, Washer, Refrigerator
Heating	Furnace, Ductless, Hot Water
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Finished

Exterior

Lot Description	Under 0.5 Acres, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Sydney River Elementary School
Middle	Malcolm Munroe Memorial Junior High School
High	Riverview High School

Additional Information

Zoning	UR2
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Listing Details

Listing Office	Viewpoint Realty Services Inc. (Sydney)
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