

\$1,058,000 - 40 Wintergreen Lane, Grand Lake

MLS® #202514928

\$1,058,000

5 Bedroom, 3.00 Bathroom, 3,954 sqft

Residential on 1.74 Acres

30-A, Grand Lake, NS

This STUNNING 5 bedroom NEW construction bungalow is accessed by a private road off the end of a quiet cul-de-sac, offering privacy and a peaceful sense of seclusion. ideally situated on a large country lot in the sought-after Grand Lake area. Designed for those who appreciate exceptional craftsmanship and high-end finishes, this home offers a perfect blend of rural tranquility and modern convenience. Step inside to an inviting open-concept main floor featuring 9-foot ceilings and an abundance of natural light. The heart of the home is a spacious, light-filled living area with vaulted ceiling that flows effortlessly into the dining space and a beautifully appointed kitchen. Complete with a walk-in pantry, upscale appliances, and stylish lighting, this kitchen is both elegant and functional—ideal for family living and entertaining. Convenience and comfort abound with a main floor laundry room and a striking statement mudroom with built-in storage, located just off the attached double car garage. The private quarters of the home include three well-sized bedrooms on the main floor, including a luxurious primary suite. Two additional bedrooms and a 3-piece bath are found on the lower level, offering the perfect layout for guests, teens, or multi-generational living. The fully finished lower level also features 9-foot ceilings, a bright walk-out to the backyard, and an oversized family room that provides endless possibilities for recreation and relaxation. A media room offers the



perfect space for movie nights or a home gym, and a ducted heat pump system ensures year-round energy-efficient comfort. Since ownership, the home has seen tasteful upgrade, including: Professional landscaping to enhance the natural surroundings, High-quality appliances, Custom paint throughout, with stylish accented doors, Designer light fixtures for a modern, elevated touch, Custom window coverings that blend privacy with sophistication- this home is a show stopper!!

Essential Information

MLS® #	202514928
Price	\$1,058,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	3,954
Acres	1.74
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	August 14th, 2025

Community Information

Address	40 Wintergreen Lane
Area	Halifax - Dartmouth
District	30-Waverley, Fall River, Oakfield
Sub-District	30-A
City	Grand Lake
County	Halifax
Province	NS
Postal Code	B3T 0K2

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
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Parking Spaces	2
Parking	Attached, Double
# of Garages	2

Interior

Interior Features	Ensuite Bath, High Speed Internet
Heating	Heat Pump
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

Exterior

Lot Description	1 to 2.99 Acres, Landscaped
Roof	Asphalt
Construction	Stone, Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Holland Road Elementary School
Middle	Georges P Vanier Junior High School
High	Lockview High School

Additional Information

Zoning	R1
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Listing Details

Listing Office	Royal LePage Atlantic (Dartmouth)
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