

\$549,000 - 45 Landrace Crescent, Woodlawn

MLS® #202515914

\$549,000

4 Bedroom, 1.50 Bathroom, 2,354 sqft

Residential on 0.16 Acres

17-B, Woodlawn, NS

Welcome home to 45 Landrace! If you are seeking a great investment - This rancher style home offers you the best of living that Dartmouth has to offer! Centrally located in a well sought after neighborhood is moments away from all amenities, quality schools and more! This very comfortable 4-bedroom home with a 144 Square foot sunroom is great for those wanting single level living! The home boasts a cathedral ceiling in the living room/dining room, kitchen with heat pump, spacious family room boasts a propane fireplace, newer roof shingles, updated quality kitchen cupboards, stove, fridge, dishwasher, washer, dryer, wired shed, and windows afford you the updated relaxed feeling! New Furnace in 2024, new oil tank in 2024 Enjoy your private 4 season sunroom with sun all afternoon and early evening! But thatâ€™s not allâ€”this home also features a basement with walkout and second driveway access, already laid out for a 1 or 2 bedroom rental suite. Live upstairs and rent below, or convert for multigenerational living or single-family living â€”the choice is yours! Have your REALTORÂ® schedule a private viewing today before itâ€™s gone!



Built in 1969

Essential Information

MLS® # 202515914

Price \$549,000

Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	2,354
Acres	0.16
Year Built	1969
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	September 19th, 2025

Community Information

Address	45 Landrace Crescent
Area	Halifax - Dartmouth
District	17-Woodlawn, Portland Estates, Nantucket
Sub-District	17-B
City	Woodlawn
County	Halifax
Province	NS
Postal Code	B2W 2P8

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Carport, Paved, Single, Other

Interior

Interior Features	High Speed Internet
Appliances	Electric Oven, Electric Range, Dishwasher, Dryer - Electric, Washer
Heating	Baseboard, Fireplace(s), Forced Air, Furnace, Ductless
Fireplace	Yes
Fireplaces	Propane
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

Exterior

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

School Information

Elementary	Brookhouse Elementary School
Middle	Ellenvale Junior High School
High	Woodlawn High

Additional Information

Zoning	R-H
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Listing Details

Listing Office	Century 21 Trident Realty Ltd.
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