

\$2,500,000 - 13 Mcmanus Road, Halifax

MLS® #202517060

\$2,500,000

5 Bedroom, 3.50 Bathroom, 3,426 sqft

Residential on 1.07 Acres

8-C, Halifax, NS

Welcome to one of Halifax's most private and special waterfront properties on the Northwest Arm in beloved Jollimore. Set on over an acre of land with 163' feet of waterfront and on the market for the first time since 1967, this incredible property boasts a natural dock with deep anchorage and a beach on either side (very rare) where you can play by the shore, swim, boat, sail, launch your kayaks, paddle board and enjoy all that waterfront living offers. Built in 1895, this timeless home & property was a large summer home for AE McManus - naming it Unadilla - House of Peace - a name that still resonates today. With over 3400 sq ft of living space including an expansive 1448 sqft on the main level, the home offers a warm, character rich atmosphere with it's high ceilings, large staircase, original douglas fir walls, expansive dining room & living area for large gatherings, a hidden second staircase off the kitchen, gorgeous water views and the ultimate space - an enclosed wraparound deck where you will love to entertain, enjoy the water view and the sail boats drift by and watch the storms come in. The layout includes 4 bedrooms up including a primary with walk-in closet and ensuite, another bedroom in the basement as well as a large rec room with stairs access to the wraparound deck and great storage room. While the home could benefit from updating, the opportunity to restore and personalize a home of this size in such a rare setting is unmatched. The expansive lot also presents potential for



subdivision, offering future development opportunities without compromising privacy or water access. On city water and sewer, and located steps to Sir Sanford Fleming Park (the Dingle), two yacht clubs, the Pond Playhouse and only 15 minutes to downtown Halifax, Unadilla is more than just a home - it's a lifestyle, a retreat and piece of Halifax's waterfront legacy. Book your showing today.

Built in 1895

Essential Information

MLS® #	202517060
Price	\$2,500,000
Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,426
Acres	1.07
Year Built	1895
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	September 29th, 2025

Community Information

Address	13 Mcmanus Road
Area	Halifax - Dartmouth
District	8-Armdale/Purcell's Cove/Herring Cove
Sub-District	8-C
City	Halifax
County	Halifax
Province	NS
Postal Code	B3P 1R1

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
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Parking Spaces	4
Parking	Detached, Double, Paved
# of Garages	2
View	Ocean
Is Waterfront	Yes
Waterfront	Harbour, Ocean Front, Access: Harbour, Ocean Access

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Refrigerator
Heating	Baseboard, Hot Water, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove, Fireplace(s)
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Partially Finished, Walk-Out Access

Exterior

Exterior Features	Dock
Lot Description	1 to 2.99 Acres, Cleared, Landscaped
Roof	Asphalt, Rolled/Hot Mop
Construction	Aluminum Siding
Foundation	Block

School Information

Elementary	John W Macleod-Fleming Tower Elementary School
Middle	Cunard Junior High School
High	JL Ilsley High School

Additional Information

Zoning	R-1 - RESIDENTIAL LOW DENSITY
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Listing Details

Listing Office	Royal LePage Atlantic
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