

\$699,900 - 61/63 Brian Drive, Dartmouth

MLS® #202517898

\$699,900

6 Bedroom, 3.50 Bathroom, 1,920 sqft

Residential on 0.12 Acres

15-B, Dartmouth, NS

Don't miss this newly constructed income property in a desirable Dartmouth neighborhood, perfect for owner-occupiers looking to offset mortgage costs or investors seeking a solid, cash-flowing asset in a rapidly growing, high-demand location. The main unit welcomes you with a bright front living area and a convenient powder room, leading up to a spacious kitchen with walkout access to a large deck offering beautiful views. This level features three additional bedrooms, two full bathrooms, including a private ensuite, a dedicated laundry room, and stylish modern finishes throughout. A newly installed heat pump provides efficient year-round comfort. The secondary unit is a bright, carpet-free three-bedroom suite with its own private entrance. It includes a full bathroom, in-unit laundry, a newly installed heat pump, and a private patio area with direct access to the double paved driveway, ideal for attracting tenants. Each unit has its own civic number, power connection, and 200 AMP electrical panel for convenience and independence. Located just minutes from major transit routes, shopping, parks, and all the amenities of Dartmouth and Dartmouth Crossing, this is a fantastic opportunity. Book your showing today!



Built in 2025

Essential Information

MLS® #	202517898
Price	\$699,900
Bedrooms	6
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,920
Acres	0.12
Year Built	2025
Type	Residential
Sub-Type	Duplex
Status	Closed
Date Sold	August 21st, 2025

Community Information

Address	61/63 Brian Drive
Area	Halifax - Dartmouth
District	15-Forest Hills
Sub-District	15-B
City	Dartmouth
County	Halifax
Province	NS
Postal Code	B2W 2N2

Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Double, Parking Spaces(s), Paved

Interior

Interior Features	Ensuite Bath, Secondary Suite, High Speed Internet
Appliances	Stove, Dishwasher, Dryer - Electric, Washer, Freezer, Refrigerator
Heating	Baseboard, Ductless
Cooling	Ductless
# of Stories	2
Stories	Two
Basement	None

Exterior

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

School Information

Elementary	Humber Park Elementary School
Middle	Graham Creighton Junior High School
High	Auburn Drive High School

Additional Information

Zoning	R-1A
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Listing Details

Listing Office	Keller Williams Select Realty
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