

\$430,000 - 89 Atikian Drive, Eastern Passage

MLS® #202519381

\$430,000

3 Bedroom, 2.50 Bathroom, 1,565 sqft

Residential on 0.07 Acres

11-B, Eastern Passage, NS

Welcome to 89 Atikian Drive, a bright, welcoming semi-detached home tucked in a quiet pocket of Eastern Passage. With 3 bedrooms and 2.5 bathrooms, this well-maintained home offers a thoughtful blend of functionality and charm, ideal for modern living. Step inside to a sun-filled, open-concept main floor that's perfect for entertaining. The beautifully updated kitchen features ample storage, generous prep space, and flows seamlessly into the dining and living areas. Patio doors off the dining room lead to a fully fenced sunny yard that backs onto a lovely green space—a peaceful spot to unwind and enjoy the outdoors. Upstairs, the good-sized primary bedroom includes its own ensuite bath, while two additional bedrooms offer flexibility for a growing family, guests, or a home office. The walk-out basement includes a spacious rec room and a large unfinished storage area that holds potential to be finished into additional living space. The home is equipped with a heat pump, ensuring year-round comfort and energy efficiency. Located in the vibrant coastal community of Eastern Passage, you're just minutes from Fisherman's Cove, MacCormacks Beach, scenic seaside trails, and welcoming local shops. A wonderful opportunity to enjoy coastal living just outside the city.



Built in 2007

Essential Information

MLS® #	202519381
Price	\$430,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,565
Acres	0.07
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	September 25th, 2025

Community Information

Address	89 Atikian Drive
Area	Halifax - Dartmouth
District	11-Dartmouth Woodside, Eastern Passage, Cow Bay
Sub-District	11-B
City	Eastern Passage
County	Halifax
Province	NS
Postal Code	B3G 0A9

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Gravel

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Ductless
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Partially Finished, Walk-Out Access

Exterior

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

School Information

Elementary	Ocean View / Seaside Elementary Schools
Middle	Eastern Passage Education Centre
High	Island View High School

Additional Information

Zoning	R-2
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Listing Details

Listing Office	Keller Williams Select Realty
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Listing information last updated on October 21st, 2025 at 11:17pm ADT