

# \$360,000 - 13 Lillian Drive, Woodlawn

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MLS® #202521309

**\$360,000**

3 Bedroom, 1.00 Bathroom, 1,452 sqft

Residential on 0.08 Acres

17-C, Woodlawn, NS

Charming Semi-Detached in Woodlawn

Welcome to this well-maintained semi-detached home in the desirable Woodlawn area. The main floor offers a spacious living room, bright dining room, and functional kitchen with a walkout to the patio and backyard—perfect for entertaining or enjoying summer evenings. Upstairs, you’ll find the primary bedroom, two additional bedrooms, and a full 4-piece bathroom. The lower level features a newly partial finished Rec room, along with a large utility and storage area for all your needs. The cute backyard includes a shed, plus a patio with a brand-new extended area to enjoy the outdoors. Recent upgrades include a newly paved driveway, roof shingles 2022, new oil tank 2024, and a ductless heat pump for year-round comfort and efficiency. Fresh paint on all levels, new light fixtures, new grass, and garden beds outside. This move-in-ready home is a great opportunity in a family-friendly community close to schools, parks, walking trails, and amenities. Book your viewing today!



Built in 1974

## Essential Information

MLS® # 202521309

Price \$360,000

Bedrooms 3

Bathrooms	1.00
Full Baths	1
Square Footage	1,452
Acres	0.08
Year Built	1974
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	October 3rd, 2025

### Community Information

Address	13 Lillian Drive
Area	Halifax - Dartmouth
District	17-Woodlawn, Portland Estates, Nantucket
Sub-District	17-C
City	Woodlawn
County	Halifax
Province	NS
Postal Code	B2W 3Z4

### Amenities

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

### Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Fireplace(s), Forced Air, Ductless
Fireplace	Yes
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Partially Finished

### Exterior

Lot Description	Under 0.5 Acres, Partial Landscaped
Roof	Asphalt
Construction	Aluminum Siding, Wood Siding
Foundation	Concrete Perimeter

**School Information**

Elementary	Bel Ayr Elementary School
Middle	Eric Graves Memorial Junior High School
High	Woodlawn High

**Additional Information**

Zoning	TH
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**Listing Details**

Listing Office	Royal LePage Atlantic (Dartmouth)
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