

\$625,000 - 416 36 Southgate Drive, Bedford

MLS® #202522503

\$625,000

3 Bedroom, 2.00 Bathroom, 1,652 sqft
Residential

20-A, Bedford, NS

Welcome to The Tides, where you'll discover an exceptional condo lifestyle! Suite 416 is an updated three-bedroom, two-bathroom condo located in one of Bedford's most sought-after buildings. This air-conditioned unit offers fantastic views of the backyard green belt, the heated saltwater pool, and the Old Coach Road trail. Inside, you'll find nine-foot ceilings in the living and dining areas, a chef's kitchen, and engineered wood floors, new vinyl floors, bathroom vanities and light fixtures. The common areas in the building are truly top-notch and abundant. A beautiful lobby and library greet you at the main entrance and foyer. Residents can enjoy a social room with a kitchen, an outdoor in ground pool with a large patio and grilling station, a gym, a sauna, and a workshop. There's even a full guest suite available for booking when you have visitors. The unit also comes with assigned underground parking, a car wash station, and assigned storage. Simplify your life without sacrificing any space! This condo offers over 1,600 square feet of living space, complemented by all the common areas designed to enhance your lifestyle. The Tides boasts a live-in Superintendent, an active board of directors, and is professionally managed by Podium Properties.



Built in 2005

Essential Information

MLS® #	202522503
Price	\$625,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,652
Year Built	2005
Type	Residential
Sub-Type	Condominium
Status	Closed
Date Sold	October 9th, 2025

Community Information

Address	416 36 Southgate Drive
Area	Halifax - Dartmouth
District	20-Bedford
Sub-District	20-A
City	Bedford
County	Halifax
Province	NS
Postal Code	B4A 4M4

Amenities

Utilities	Electric, Natural Gas, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking	Garage, Underground, Assigned, Parking Spaces(s), Paved
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Central Vacuum, Elevator, Ensuite Bath, High Speed Internet
Appliances	Oven, Dishwasher, Dryer, Washer, Microwave, Refrigerator
Heating	Baseboard, Hot Water, Radiant
Cooling	Ducted Cooling
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Landscaped

Roof	Tar/Gravel
Construction	Brick, Stone
Foundation	Concrete Perimeter

School Information

Elementary	Bedford South School
High	Charles P Allen High School

Additional Information

Days on Market	12
Zoning	BSCDD
HOA Fees	776
HOA Fees Freq.	Monthly

Listing Details

Listing Office	RE/MAX Nova (Halifax)
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