

Halifax West

3188 Connaught Avenue

\$575,000



Jeremy Snider, FRI

Domus Listing Agent

jsnider@domus.ca

902-476-7079

Description

This beautifully updated bungalow located on the sought-after Connaught Avenue in Halifax, offers the rare combination of comfortable living today and exceptional future development potential. Situated on an expansive 8,000+ sq/ft ER-3 zoned lot with as-of-right potential for an 8-unit dwelling, this property is ideal for homeowners, investors, or future developers alike. The home has seen numerous upgrades over the past two years, including a stunning renovated kitchen with new stainless steel appliances, updated four-piece bath, 2025 new windows, renovated front and back decks, exterior wall insulation, electrical and plumbing updates, and

roof shingles replaced in 2026. Inside, you'll find a bright open-concept kitchen, living, and dining area, convenient front foyer and rear mudroom, three well-sized bedrooms, and a beautifully landscaped deep backyard perfect for relaxing or entertaining. Located within a desirable, family-oriented community in an excellent school district.

Specifications

MLS [®] Number	202612358
Class	Residential
Type	Single Family
Bedrooms	3
Bathrooms (full/half)	1/0
Main Living Area	1,020 sq. ft.
Total Living Area	1,020 sq. ft.
Age	83 years old
Parking	multiple
Garage	None
Flooring	Ceramic,Hardwood,Vinyl
Heating	Forced Air
Fuel Type	Oil
Water Source	Municipal
Sewage Disposal	Municipal

Room Sizes

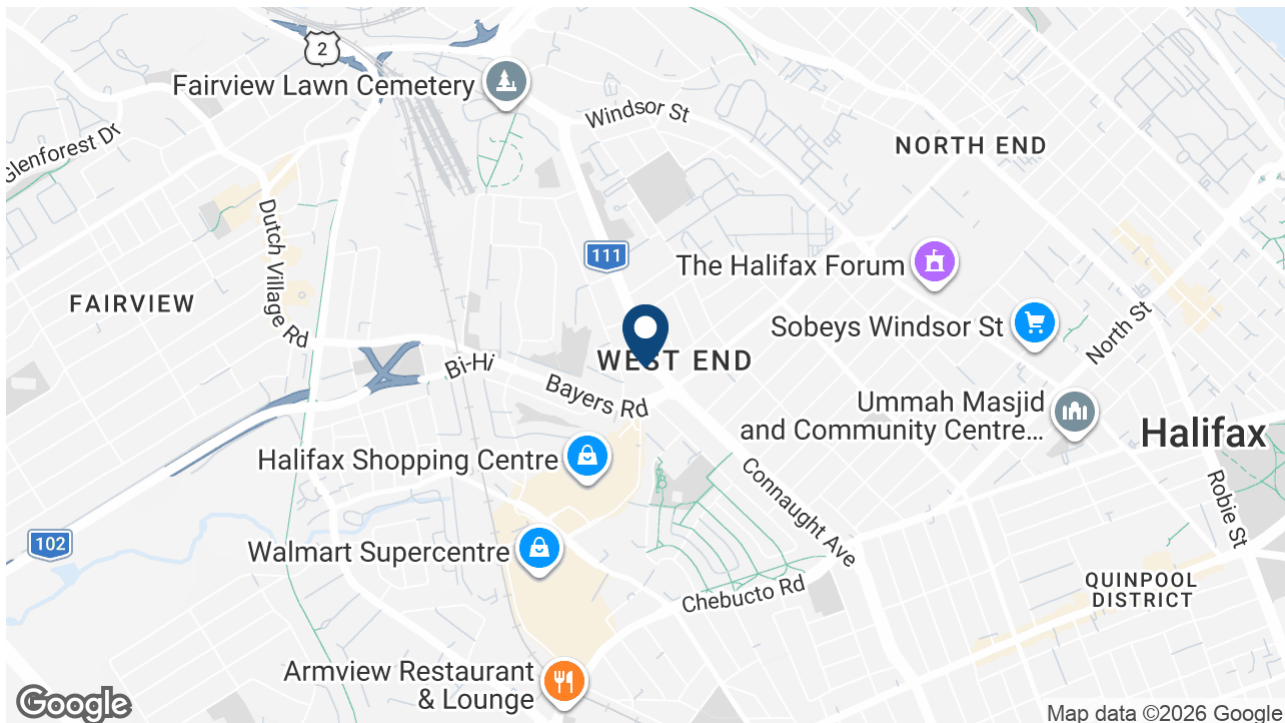
Main Floor

Foyer	7'9"X3'11"
Living Room	11'9"X15'3"
Kitchen	8'x13'3"
Mud Room	10'5"X4'8"
Primary Bedroom	9'3"X11'9"
Bedroom	8'2"X11'11"
Bedroom	8'3"X10'6"+jog
Bath 1	6'11"X4'11"

Income Information

Rental Income Potential

Location



Photos

