

\$1,238,000 - 220 Talus Avenue, Bedford

MLS® #202519973

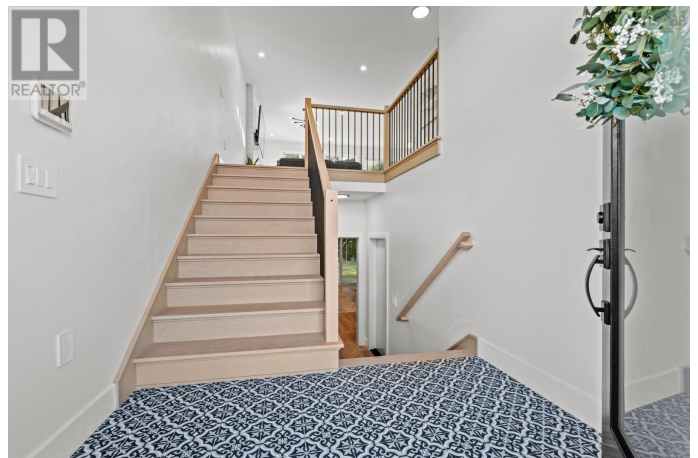
\$1,238,000

5 Bedroom, 5.00 Bathroom, 3,116 sqft

Single Family on 0.36 Acres

Bedford, Bedford, Nova Scotia

220 Talus is the one you've been waiting for! A truly stunning, 3-year-old Cresco custom build set on one of the most desirable and expansive lots in all of Brooklineat close to 16,000 sq/ft, its almost triple the size of the avg lot in the neighbourhood. This rare gem backs onto the protected Blue Mountain Birch Cove Wilderness Area, offering a direct path and truly unmatched backyard access to one of Nova Scotias most breathtaking trail systems. Inside, the attention to detail is evident in every corner. Enjoy beautiful engineered hardwood flooring, custom tiled backsplashes and top-of-the-line finishes and black stainless steel appliances. Step outside to your full-length composite back deck, complete with a staircase leading down to the spacious, landscaped backyarda perfect setup for family gatherings or future outdoor upgrades. Upstairs youll love having laundry on the upper level, but youre really going to love that each bedroom comes with its very own dedicated ensuite! No more sharing sinks or bathrooms! Downstairs, the walkout basement is an entertainers dream, featuring a gorgeous custom wet bar and seamless walkout patio doors to the outdoors. The oversized double car garage provides ample space for vehicles and storage. This home is also future-ready, with 400 amp service, roughed-in electrical for a future in-ground pool, solar panel readiness, and two EV charging stations already in place. Truly a one-of-a-kind opportunity in West Bedford.



Dont miss your chancehomes like this dont
come around often! (id:6289)

Built in 2022

Essential Information

Listing #	202519973
Price	\$1,238,000
Bedrooms	5
Bathrooms	5.00
Half Baths	1
Square Footage	3,116
Acres	0.36
Year Built	2022
Type	Single Family
Sub-Type	Freehold

Community Information

Address	220 Talus Avenue
Subdivision	Bedford
City	Bedford
Province	Nova Scotia
Postal Code	B4B2G3

Amenities

Amenities	Park, Playground, Public Transit, Shopping
Features	Level
Parking	Attached Garage, Exposed Aggregate, Garage
# of Garages	2

Interior

Appliances	Range - Gas, Dryer, Washer, Refrigerator, Wine Fridge, Central Vacuum - Roughed In
Cooling	Central air conditioning, Heat Pump
# of Stories	2
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Stone, Vinyl
Exterior Features	Landscaped
Foundation	Poured Concrete

Listing Details

Listing Office Royal LePage Atlantic



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