

\$1,295,000 - 24 Vanier Way, Bedford

MLS® #202524824

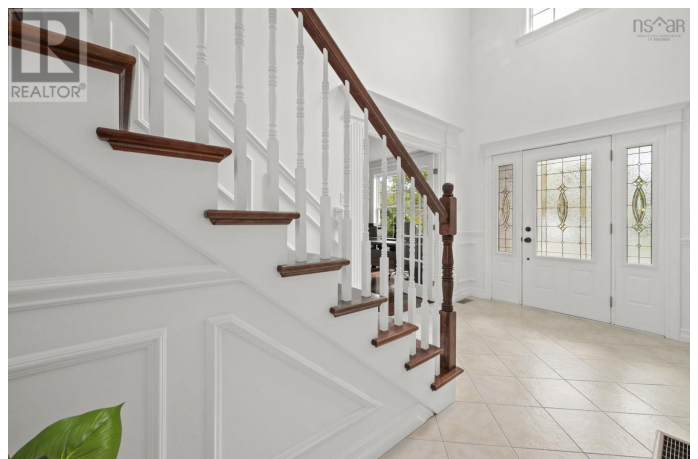
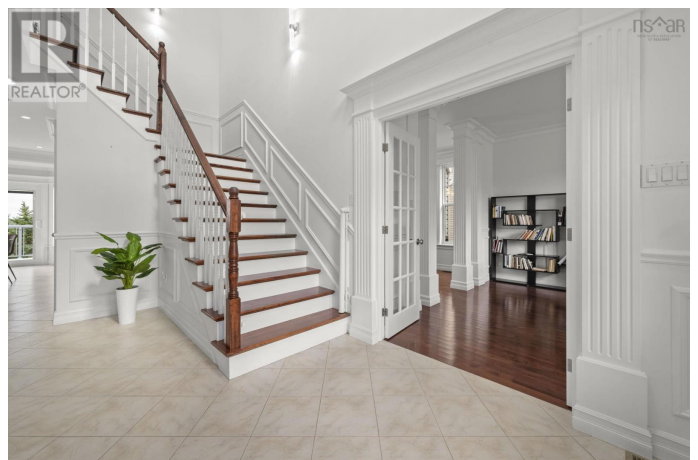
\$1,295,000

5 Bedroom, 4.00 Bathroom, 3,929 sqft

Single Family on 0.27 Acres

Bedford, Bedford, Nova Scotia

Roll out the red carpet! 24 Vanier Way is ready to deliver the royal treatment! From its commanding curb appeal to its sweeping Bedford Basin views, this executive two-storey delivers luxury on a grand scale. Nearly 4,000 sf of living space unfolds across three levels with five bedrooms, four baths and endless flexibility for the way you live- think home office, media lounge, guest quarters or all of the above. Inside, the main level dazzles with a soaring foyer, hardwood and ceramic floors, crown mouldings, wainscoting, and elegant columns. At its heart, a vaulted living room with propane fireplace steals the show, anchored by an oversized Venetian window that frames sparkling water vistas. The space flows effortlessly into a breakfast nook and a newly renovated gourmet kitchen where fresh granite countertops, a matching backsplash and abundant cabinetry make both everyday living and entertaining a breeze. Upstairs, the primary suite reigns supreme with panoramic basin views, a massive walk-in closet, and a regal ensuite accented with columns. Two additional bedrooms, another full bath and laundry complete this floor. The lower walkout level continues the versatility with a supersized rec room, two more bedrooms (or flex spaces), another full bath and storage galore. The double car garage stays clutter-free thanks to an 8x8 shed, while curb appeal shines with an exposed aggregate driveway, fresh sod, and meticulous upkeep. Outdoors, freshly poured concrete steps lead to the backyard, where a



concrete platform beneath the deck is perfectly poised for that dream hot tub. Recent upgrades bring a fresh polish to every corner- full interior and garage repaint, a new hot water tank, partial chain-link fencing, updated light fixtures, and smart thermostats just to name a few. Add in the integrated home audio system and youve got a space thats as functional as it is stylish. This isnt just a home-its a lifestyle upgrade designed to impress at every turn! (id:6289)

Built in 2006

Essential Information

Listing #	202524824
Price	\$1,295,000
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Square Footage	3,929
Acres	0.27
Year Built	2006
Type	Single Family
Sub-Type	Freehold

Community Information

Address	24 Vanier Way
Subdivision	Bedford
City	Bedford
Province	Nova Scotia
Postal Code	B4A0A4

Amenities

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

Interior

Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator, Central Vacuum
Cooling	Central air conditioning, Heat Pump
Fireplace	Yes
# of Stories	2

Exterior

Exterior	Brick, Vinyl
Exterior Features	Landscaped
Foundation	Poured Concrete

Listing Details

Listing Office Royal LePage Atlantic



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