

\$325,000 - 46 Lockhart Avenue, Truro

MLS® #202521507

\$325,000

3 Bedroom, 1.00 Bathroom, 1,445 sqft

Single Family on 0.17 Acres

Truro, Truro, Nova Scotia

Charm and character meet convenience in this 1.5-storey home that puts you just minutes from Highway 102, the Rath Eastlink Community Centre, the Hospital, and any amenity in Truro. Offering over 1,400 sq.ft. of finished living space, this property features 3 bedrooms and 1 full bath, plus a spacious unfinished basement for storage or future development. The home has had upgrades through the years, including 3 heat pumps (installed July 2024, paid off at closing), a pellet stove (2023), oil furnace (2020), hot water tank (2024), and a GENERLINK Generator (which will stay with the sale!). Other highlights include a double paved driveway (resealed in the last year), two storage sheds, a 12 x 20 deck, extra blown in insulation and a shingled roof (believe to be less than 10 years old). Inside, you're greeted by a convenient main level laundry that's in your mudroom, leading into a bright kitchen with plenty of cabinetry and counter space. Beautiful hardwood floors flow through the dining room (with pellet stove) and into the spacious living room, where one of the three heat pumps is located. The main floor also offers a bedroom, a full bath, and a charming front entryway. Upstairs, a large landing makes the perfect reading nook or home office space, connecting to two bedrooms, including a generous primary bedroom with its own heat pump. The basement provides excellent storage and has the third heat pump along with the furnace, oil tank, and hot water tank,



ready to be finished (or be used as a storage spot!). This home has been well cared for and is ready for new owners. Dont miss your chance contact your REALTORÂ® today to book a showing at 46 Lockhart Avenue!
(id:6289)

Built in 1945

Essential Information

Listing #	202521507
Price	\$325,000
Bedrooms	3
Bathrooms	1.00
Square Footage	1,445
Acres	0.17
Year Built	1945
Type	Single Family
Sub-Type	Freehold

Community Information

Address	46 Lockhart Avenue
Subdivision	Truro
City	Truro
Province	Nova Scotia
Postal Code	B2N5P7

Amenities

Amenities	Golf Course, Park, Playground, Shopping, Place of Worship, Beach
Parking	Paved Yard

Interior

Appliances	Stove, Dishwasher, Washer, Refrigerator
Cooling	Heat Pump
# of Stories	2

Exterior

Exterior	Wood shingles
Foundation	Poured Concrete

Listing Details

Listing Office RE/MAX Fairlane Realty



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