

# Spacious, Sun-Filled Family Living Backing Onto Nature in the Heart of Portland Estates



## 98 Portland Estates Blvd. W, Dartmouth, NS, B2W 6 E5

Offered at \$720,000

Welcome to 98 Portland Estates Blvd. W, a lovingly maintained 4-bedroom family home offering 2,710 sq ft of comfortable living space in one of Dartmouth's most desirable neighbourhoods. The main level features a bright living room, formal dining room, spacious eat-in kitchen with patio doors to a large deck with shade structure, and a sun-filled family room with skylight and propane stove. Upstairs you will find three generous bedrooms including the primary suite with private ensuite bath, while the additional bedrooms share a full main bathroom. The fully finished lower level offers excellent additional living space with a cozy rec room, 4th bedroom, full bath, extra-large laundry room, spacious utility room, and convenient walkout access. This pristine home features neutral decor, beautiful hardwood flooring, economical electric heat, and two heat pumps for year-round comfort. An attached single garage and double-wide driveway provide ample parking and storage. Enjoy outdoor living with a covered front porch and a large private tree-lined backyard backing onto forest. Located just steps from walking trails, Birches Park playground, tennis/pickleball and basketball courts, Morris Lake public boat launch and beach, Portland Estates Elementary School, Woodlawn Library, and all nearby amenities. A perfect home for families or those who love to entertain.

4 Bedrooms

4 Bathrooms

2,710 sqft

2,363 sq. ft. (lot size)

Built: Unknown year



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