



GET TO KNOW BEDFORD AND THE NEARBY SERVICES:

PRIME LOCATION & COMMUNITY

- **Peaceful Cul-de-Sac Living:** Nestled on quiet Clipper Court with minimal traffic—an ideal, safe environment for children to play outdoors.
- **Unmatched Convenience:** Minutes away from Sunnyside Mall, Bedford Place Mall, and the vibrant retail hubs along Larry Uteck Boulevard.
- **Effortless Commuting:** Quick access to major routes—20-25 minutes to Downtown Halifax and under 25 minutes to Halifax Stanfield International Airport.

TOP-RATED SCHOOL DISTRICT

- **Bedford South School:** Outstanding local elementary school serving the neighbourhood catchment.
- **Rocky Lake Junior High:** Convenient middle school option providing strong academic transitions.
- **Charles P. Allen High School:** Modern, state-of-the-art high school nearby offering premier academic, sports, and arts programs.

PARKS, TRAILS & OUTDOOR RECREATION

- **Bedford Waterfront & DeWolf Park:** Walk to scenic paved boardwalks, expansive green spaces, children's playgrounds, and waterfront community events. (5 minutes by car)
- **Hemlock Ravine Park:** Explore miles of scenic woodland hiking trails and the iconic heart-shaped duck pond. (10 minutes by car)
- **Bedford Basin Yacht Club:** Access youth sailing camps, boating programs, and social events on the water. (8 minutes by car)

RECREATION & FITNESS

- **Greenfoot Energy Centre:** Premier 4-pad ice facility nearby for hockey, figure skating, and public ice sessions. (9 minutes by car)
- **Bedford Hammonds Plains Community Centre:** Multi-purpose gymnasium space, fitness classes, and programs for all ages. (10 minutes by car)

LOCAL DINING & LIFESTYLE (MILL COVE & WATERFRONT)

- **Mill Cove Brew Pub:** Laid-back local pub right by Mill Cove featuring craft beer, comfort food, and a popular outdoor patio near DeWolf Park. (6 minutes by car)

BUY WITH CONFIDENCE, SELL WITH SUCCESS!

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- **Resto Urban Dining:** Stylish contemporary restaurant along Bedford Highway serving elevated plates, fresh seafood, and pasta. (8 minutes by car)
- **Millstone Public House:** Neighborhood staple for elevated pub fare, local taps, and a family-friendly sports vibe. (9 minutes by car)
- **Rudy & Olive's Fish and Chips:** Famous local favorite for crisp, authentic Maritime fish and chips. (5 minutes by car)
- **Esquire Restaurant:** Beloved Bedford classic for traditional Atlantic seafood and hearty breakfasts. (4 minutes by car)
- **Cortado Tasting Room & Café Caché:** Specialty coffee spots along the corridor offering roasted espresso, pastries, and waterfront atmosphere. (8 minutes by car)
- **Izzy's Bagel Co.:** Quick, quality stops for fresh-boiled bagels, ranked among the top 10 bagel spots in Canada. (5 minutes by car)

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