

# \$599,000 - 10 Dominican DR

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## Listing ID: M149916

**\$599,000**

3 Bedrooms, 1 Bathrooms, 1560 square feet  
Single Family

10 Dominican DR, Sackville, New  
Brunswick, E4L2Z1

This unique Viceroy cedar home sits on a large treed private lot overlooking the Sackville Quarry. Upon entry, you will be welcomed by the spacious living area, kitchen and separate dining area. There are tons of windows providing cabin-like views and cathedral ceilings throughout the home (excluding the kitchen and mudroom). There are 3 bedrooms, a laundry room, the washroom and access to the single-car garage on the main level. The basement offers tons of room for storage and for the family to enjoy. Uniquely built in 1982, this home is ready for a new family to give it their own touch. This home is within walking distance of Mount Allison University and downtown Potential for 2 building lots Steel (stone-coated) roof which was installed in 2011. Electric forced air furnace, 2 x 6 walls, (well insulated) and easy to change over to a Heat pump system. Excess insulation with an ample amount of fibreglass in the ceilings. Besides the usual fibreglass in the 2-by-6 walls, there is excess added to bring it to nearly 10 inches. The basement walls have foam outside and fibreglass on the inside. There are drain pipes all around the home, with ample gravel fill up to ground level. The owner states never any sign of water in the

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basement. Windows on the main floor are all framed in redwood, with 2 x double glazing, openable by cranking, with inside mountable screens. The basement has I-beams which means there are no pillars. More home details available. (id:24320)

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