

# \$549,900 - 36 Millock AVE

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## Listing ID: M159395

**\$549,900**

6 Bedrooms, 5 Bathrooms, 2576 square feet  
Single Family

36 Millock AVE, Pointe Du Chene, New  
Brunswick, E4P4R1

Welcome to 36 Millock Ave, Pointe-du-Chêne, NB, boasting an exquisite property complete with an In-Law Suite, mere minutes away from the renowned Parlee Beach Provincial Park! Whether you envision it as your dream family cottage, year-round residence, or a lucrative Airbnb investment, this home promises versatility and charm. Positioned just a short stroll from the marina and dining options at the Pointe-du-Chêne Wharf, it epitomizes seaside living at its finest. The main home features an inviting open living room, a spacious kitchen with a 10ft island, heated tile floors, and modern appliances, a dining room, a bedroom, a full bath and a 2pc bath with laundry. Upstairs, discover a large primary bedroom with a walk-in tub, two additional bedrooms, family room, two more full bathrooms, and a sunroom. The fully furnished in-law suite with a mini split presents an eat-in kitchen, two bedrooms, and a full bath with a spa tub, offering excellent rental potential at \$1,200 a week during the summer season. Enjoy outdoor living with patios surrounding the property. The main home boasts hardwood flooring throughout, heated bathroom floors except for the laundry room, a convenient stairlift, 3 mini split heat pumps, an attached 116 x

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19 single car garage, 2 storage sheds, and is generator ready. Plus, the roof shingles are approximately 4 years old. This property is a hidden gem and priced below assessment, making it an incredible opportunity not to be missed! Opportunity is knocking!  
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Listing Office: Assist 2 Sell Hub City Realty