

\$329,900 - 44 Second AVE

Listing ID: M159468

\$329,900

2 Bedrooms, 1 Bathrooms, 689 square feet
Single Family

44 Second AVE, Pointe Du Chene, New
Brunswick, E4P5C4

Welcome to a rare find with its ample living in the desirable and peaceful Pointe-du-Chene on OWNED LAND! BEACHES// WALKING TRAILS// COTTAGE LIFE! Why will you love this home? The list is extensive! FULLY WINTERIZED, A FRONT DECK, A LARGE COVERED BACK DECK PERFECT FOR DINING, A SUN DRENCHED BACK PATIO WITH SUNSHADE, RARE SPACIOUS LIVING ROOM THAT FITS 2 PULL-OUT COUCHES AND ADDITIONAL CHAIRS, A PRIMARY BEDROOM THAT ACCOMMODATES A KING SIZE BED, A 6 SEATER ISLAND, A DRIVEWAY ROOMY ENOUGH FOR A RV AND 2-3 VEHICLES, A BUNKIE HOUSE THAT SLEEPS THREE, METAL ROOF, NOT AFFECTED BY FLOODING, A FIREPLACE, A MINI SPLIT, INCOME POTENTIAL, MODERN YET COZY AND MOVE IN READY because it's FURNISHED, and so much more! Currently used as an Airbnb with three years of solid booked summers fetching \$2320/week. This one ticks all the boxes and is a rare find with it's ample living room and backyard space. Conveniently located near all amenities, and just a 5 min walk to Parlee Beach, you'll love the sun, sand and morning walks. It

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could serve as your year round home or family cottage. Additional features include a large baby barn and two other smaller storage sheds, a new shower and toilet, and new baseboard heaters. The possibilities are endless here, a lucrative business or the perfect starter or downsize home, or a vacation home. Your summers will never be the same! (id:24320)

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