

\$675,000 - 16 Gould Beach RD

Listing ID: M159580

\$675,000

3 Bedrooms, 3 Bathrooms, 2160 square feet
Single Family

16 Gould Beach RD, Shediac, New
Brunswick, E4P1T9

Zoned General Commercial this 1.4 ACRE LOT Offers LOTS of POSSIBILITIES~ LOBSTER CAPITAL of the WORLD with an EASY FIX for a 2 BED INCOME UPSTAIRS(add a Door @ the TOP OF the steps from the Main Level & tap into the 2nd Floor Bathroom to set up a Kitchen Area in the HUGE FAMILY ROOM with the Water/Plumbing Hookup VERY ACCESSIBLE)+BONUS DECK~ Basement has ACCESS VIA the GARAGES EXT. DOORS that run in from the FRONT or BACK of this spot. Circular Driveway sets the HOME BACK on this QUIET LOT~ *Storage BARN 12' x 20' with an L-SHAPED DECK *Nicely Landscaped with Trees & Flowers *BACK YARD is completely FENCED IN for the KIDS or the PETS ~*16' x 15' ft. Deck & a Gazebo off the Main Floor Dining Area *HUGE DECK off the Big FAMILY ROOM upstairs with access to the back yard & MAN WHAT A VIEW *Green Belt owned by the Provincial Park, just Pure Green Grass & a very quiet setting to enjoy a day in the Sun upstairs or under the Gazebo on the Main Level *Basement is pretty much DRYWALLED & INSULATED, HAS AN L-SHAPED ROOM, A SECOND GOOD SIZED

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ROOM, Furnace Room & with some
CREATIVITY.. a POSSIBLE 3rd
INCOME~PAST 3 YRS.
ADDITIONS-*STAINLESS STEEL
APPLIANCES in the KITCHEN/A 4-TON
DUCTED KERR HEAT PUMP&
Attachments for CLEAN AIR POLLUTION
& BACTERIA CLEANER 1yr./ a
MITSUBISHI HEAT PUMP in the LIVING
ROOM 3 yrs. /VENETIAN
BLINDS+FANS+3 TOILETS+LIGHT
FIXTURES+SINK & TAPS+Front STORM
DOOR+PAINTED THROUGHOUT~ Just
30 TELEPHONE POLES away from the
parking lot to PARLEE BEACH, SAND &
SWIMMING. (id:24320)

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Last Modified: 24/06/2024 08:49:11 AM

Listing Office:RE/MAX Quality Real Estate Inc.