

# \$539,000 - 307 Worthington AVE

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## Listing ID: M160496

**\$539,000**

4 Bedrooms, 3 Bathrooms, 2529 square feet  
Single Family

307 Worthington AVE, Moncton, New  
Brunswick, E1C0B7

Welcome to this beautifully maintained home at 307 Worthington, blending timeless charm with contemporary comforts, perfect for a growing family. With a new roof installed in 2023, this house is ready for you to move in and enjoy. As you enter, you'll be greeted by a wide open front foyer. To your left is a cozy family room with a propane fireplace, and to your right is a formal dining room, perfect for dinner parties. The back of the house features an open-concept kitchen with an eat-in dining area and a living room with another propane fireplace, also installed in 2023. The kitchen boasts ample cabinetry, a large island, and access to the spacious backyard, which is perfect for children to play and includes a well-maintained lawn and garden. Beyond the kitchen, you'll find a spacious mudroom, a convenient 2-piece bath with a sliding door, a separate laundry area, and access to a 19x20 garage with a side entrance to the house. The grand staircase leads to four generous bedrooms. The primary bedroom has its own 4-piece ensuite, while another 4-piece bathroom serves the other bedrooms. This home provides ample space for everyone, so you no longer have to put your third child in the basement. This well-cared-for home is a must-see property. Dont

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miss your chance to make it your own!

-THIS PROPERTY HAS BEEN  
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Listing Office:Royal LePage Atlantic