

# \$299,000 - 5 Edouard AVE

---

## Listing ID: M160921

**\$299,000**

4 Bedrooms, 1 Bathrooms, 1698 square feet  
Single Family

5 Edouard AVE, Saint-Antoine, New  
Brunswick, E4V1G3

Welcome to 5 Edouard Avenue in Saint-Antoine offers a convenient location, this charming home is well-suited as a starter home for a family, NEW ROOF SHINGLES 2024, 3 NEW MINI SPLIT 2024, boasting 4 bedrooms across 1.5 storey. On the main floor, you'll find a spacious living room leading to a large kitchen area with a separate dining space and a pantry. The main floor also features a bathroom, the primary bedroom, storage spaces, and a separate laundry room accessible via the front main entry or side mud room. Upstairs, three additional bedrooms provide ample space for a growing family. The basement remains unfinished but offers potential with a blend of original block foundation and newer concrete sections. Outside amenities include a large detached garage with rear storage and a gazebo and a paved driveway for multiple vehicles. The location is ideal, with easy walking access to essential amenities such as the grocery store, post office, meat market, drug store. Despite its rural setting, the property is conveniently only 25 minutes from Moncton, making it a great blend of country living with urban accessibility. Call your REALTOR® to booking a showing. (id:24320)

# \$299,000 - 5 Edouard AVE

---

MLS®, REALTOR®, and the associated logos are trademarks of The Canadian Real Estate Association

Data Provided by: Greater Moncton REALTORS® du Grand Moncton

Last Modified: 25/07/2024 10:19:27 AM

Listing Office:EXIT Realty Associates