



New Brunswick Real Estate Board

Moncton New Brunswick

\$179,000

Centrally Located 1954 Character Home with Incredible Potential Sold "As-Is"! Welcome to 118 Humphrey Street, a classic post-WWII home blending essential modern upgrades with fantastic sweat equity potential. Located in a highly desirable central Moncton neighborhood, this property is just minutes from the Moncton Hospital, University de Moncton, and excellent French and English schools an ideal spot for healthcare workers, university staff, or investors. The main level offers the ultimate convenience of full one-floor living, featuring a bright living room, formal dining area, kitchen, 4-piece bathroom, and a dedicated laundry room. Upstairs, you will find two cozy conforming bedrooms. The partially finished basement offers massive bonus potential or income opportunity, featuring a bedroom, a half-bath, an office, a kitchenette area, and a mechanical room. While the home has a solid foundation of high-ticket upgrades including a 200-Amp electrical panel, spray foam insulation, ducted central air conditioning, and a whole-house water filtration system it is being sold "as-is, where-is" with plenty of room for cosmetic improvements. Bring your personal touch and unlock the instant value in this central Moncton gem! Schedule your private viewing today. (id:6769)

Bedroom 10'8" x 13'

Bedroom 9'10" x 13'

Utility room 9'2" x 8'4"

2pc Bathroom 5'8" x 5'2"

Living room 10'11" x 8'11"

Kitchen 10'2" x 9'6"

Bedroom 11'3" x 11'8"

Laundry room 9'5" x 8'8"

4pc Bathroom 7'6" x 5'7"

Kitchen 7'6" x 12'8"

Dining room 9'11" x 11'3"

Living room 16'2" x 11'3"

Listing Presented By:



Originally Listed by:

RE/MAX Quality Real Estate Inc.



Royal

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