



River Glade New Brunswick

\$394,000

Country living at it's best as you are only 2 minutes from the #1 Highway access, 2 minutes on to #2 & Homestead rd, 10 minutes either way to Petitcodiac or Salisbury and under 25 minutes to Sussex or Moncton. Fall in love with this homestead with its old charm 1.5 sty home and envious, garage/workshop/mancave. Drive right in with your toys after a long day on the nearby trails and unwind with your buddies or enjoy the spacious workshop with woodstove and a separate insulated ""quiet mechanics"" room . Quiet the mind on the 3.88 acre property while tending to the chickens in their fenced run (large enough to qualify as free range) or luxury 2 chicken coops (one solar powered for the lights and door!) , plant your years crop in the tilled 50x50 garden, pick raspberries and blackberries along the treeline or just sit and chill in the screened gazebo or soak in the hottub or light the fire and enjoy smores with friends in the designated firepit plot. The Yard offers Shade under the large front oak with tire swing or all day sun in the back with flowering bushes & gardens. Inside the home you will enjoy the deceiving amount of space. Front mudroom walks you into an open floor plan with dining area, large family room with ample natural lighting, a WETT certified woodstove that heats the whole house through the winters, a breakfast nook area, an impressive kitchen with propane stove top & oven with rotisserie, (cook even when the power is out) with butcher block countertops, ample cabinetry and cupboard space even a side board coffee counter. The main floor also offers separate laundry room, primary bedroom with built in floor to ceiling storage, full bath, office corner and second front bedroom. Upstairs offers a second primary or 3rd bedroom with 3 pc ensuite bath. Home has a wired generator panel for ease of mind during power outages and added benefits for everyda...

3pc Bathroom 11'1" x 7'5"

Bedroom 10'7" x 9'3"

Office 6'9" x 5'7"

Bedroom 15'5" x 8'7"

4pc Bathroom 11'4" x 7'5"

Primary Bedroom 13'4" x 12'6"

Laundry room 9'8" x 7'5"

Kitchen 19'11" x 7'

Dining nook 9'3" x 6'7"

Living room 18'3" x 15'5"

Dining room 13'4" x 12'6"

Mud room 8' x 6'

Listing Presented By:



Originally Listed by:

RE/MAX Quality Real Estate Inc.



Royal

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