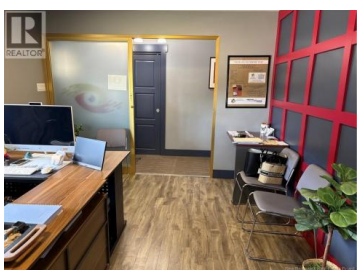




**Moncton New Brunswick**  
**\$424,900**



Perfect high-traffic location for your business with excellent visibility. The main floor features a spacious reception area, three offices, a meeting room, a two-piece bathroom, and a storage area. The lower level features a one-bedroom apartment with a living room, eat-in kitchen, bedroom, office, and a three-piece bathroom. This property offers plenty of storage throughout. Numerous renovations have been completed over the past five years, including new flooring, fresh paint, and a reconfiguration of the main level. The apartment currently generates rental income of \$700 per month. Additional features include a shared driveway and three parking spaces. Renovations completed within the last five years, include updated flooring, fresh paint, and a reconfiguration of the main level. The apartment generates \$700 per month in rental income from a long-term tenant. Additional features include a shared driveway and three-plus parking spaces. This property is currently owned by a non-profit organization and is therefore tax exempt. Reception area: 17 x 10 Office 1: 5 x 7 Office 2: 12 x 11 Office 3: 11 x 10 Main room: 19 x 12 Kitchenette: 11 x 5 Two-piece bathroom Storage room Lower-Level Apartment: Kitchen: 12 x 11 Living room: 12 x 11 Bedroom: 11 x 10 Office: 8 x 10 Bathroom: 8 x 3 and 4 x 6 (id:6769)



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