



Moncton New Brunswick

\$359,900

New Brunswick Real Estate Board



~REDUCED TO SELL & it's GOTTA GO~HERE'S A HOME WITH OPTIONS FOR YA... Option #1 is to just enjoy it with Family & Friends as a FAMILY HOME... Option #2 is to put a door on the basement, AS YOU GO RIGHT DOWNSTAIRS COMING IN OFF THE SIDE DOOR, and turn the downstairs into a Money Maker as it could EASILY BE DONE with just a few changes/additions to turn this into a RENTAL UNIT~ It's a Great Opportunity to become a LANDLORD & make some MONEY if you want to play the MONEY GAME~ ONE OWNER & is as SOLID as they come. Plaster Finish & no cracks to have to fill in here. All the APPLIANCES Remain, 2-FIREPLACES, 3-BEDROOMS, 2 BATHS, ORIGINAL HARDWOOD FLOORING THROUGHOUT. Basement is half finished with a big FAMILY ROOM, 3-PIECE BATH, SMALL KITCHEN AREA, LAUNDRY, WOOD STOVE & MORE. BRICK ACCENTED FRONT IS AN EYE CATCHER, GOOD ROOF, GOOD WINDOWS THROUGHOUT, DOUBLE CAR GARAGE, BABY BARN, PAVED DRIVEWAY & sits on a quiet street. KIDS can walk to Birchmount School, or Harrison Trimble High. Sits up off of Killam Drive & just head up Whitney and 4 Streets up on the left is Smith. LONG TERM RESIDENTS in this Neighborhood as it's quiet, clean & the WHEELER BLVD. access is just around the corner. Moncton Coliseum is a couple of Golf Shots away! Downtown Moncton is only a 5 minute drive. Same 5 mins. or less gets you to Mountain Road for Restaurants, Drug Stores, Groceries & just about anything ...



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