



New Brunswick Real Estate Board

## Saint-Norbert New Brunswick

\$320,000

Three bedroom rural farmhouse on almost 8 acres! This wonderful family homestead is ready for new owner - and new animals! As you step inside, you're welcomed by a cozy kitchen and living room. Also on the main floor, you'll find the master bedroom and a full bathroom, offering convenience and privacy, or single-level living. Upstairs, two additional bedrooms and a partially finished second bathroom provide ample space for family or guests. The home is equipped with five energy-efficient mini split heat pumps, ensuring comfort year-round - and the dry basement also features its own heat pump, adding flexibility and extra living or storage space. Outside, you'll love nearly 8 acres of pasture - ideal for gardening, homesteading, or simply enjoying the fresh country air. The property includes a large 30x30 double garage, a 20x16 single garage, and a small 10x16 baby barn. Garages are both wired with their own electrical panels, and provide plenty of room for vehicles, tools, or hobbies. Land has more than enough frontage to sub-divide, bring a friend and build a family compound! Tons of potential! (id:6769)

2pc Bathroom 5'4" x 8'0"

Bedroom 11'9" x 20'9"

Bedroom 10'10" x 12'10"

Cold room 6'1" x 6'4"

Laundry room 7'1" x 7'0"

Other 22'2" x 21'10"

Primary Bedroom 11'10" x 11'2"

4pc Bathroom 8'3" x 6'10"

Other 17'3" x 6'0"

Living room 10'7" x 14'5"

Kitchen 16'3" x 10'5"

Mud room 5'10" x 5'10"

Storage 4'6" x 5'10"

Other X

Listing Presented By:



Originally Listed by:

RE/MAX Quality Real Estate Inc.



Royal

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