



## Salmon River Rd New Brunswick

\$350,000

Welcome to your dream homestead in Salmon River! This exceptional 24 acre property offers a unique blend of natural beauty, modern upgrades, and ample opportunities for self-sustainability. With its sprawling pasture, large barn and outbuildings, chicken and rabbit coops, picturesque trails, and a peaceful stream, makes this the perfect retreat for those seeking a harmonious blend of country living and recreational enjoyment. The exterior of the home has been tastefully freshened up with new paint on the wooden board and batten siding. Stepping into the home, there's a generous sized foyer and large eat in kitchen, both with cozy wood stoves. The kitchen features a ductless mini split and is the heart of the home, centrally located between the bathroom, laundry, living room, front and rear porches and 3 bedrooms. Just outside the home is the attached carport, a large woodshed and an exterior storage building. A large 52'x32' has started to be constructed, and all the material is there to finish the exterior. The 44'x40' barn/workshop building has tons of space and uses, sure to be a great asset for your needs. Behind the barn, is a chicken coop, pasture, hay barn/cow shelter, and green house. The perfect homestead. Under 15 minutes to village amenities in Chipman, or an hour to the city of Fredericton. (id:6769)

Sunroom 10'0" x 6'0"

Other 12'3" x 15'5"

Primary Bedroom 10'6" x 15'5"

Bedroom 10'6" x 9'4"

Bedroom 8'0" x 12'4"

Family room 9'6" x 11'3"

Laundry room 9'6" x 8'7"

Bath (# pieces 1-6) 9'2" x 8'7"

Kitchen 17'2" x 19'3"

Mud room 19'4" x 8'7"

Listing Presented By:



Originally Listed by:  
Royal LePage Atlantic



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