



Riverview New Brunswick

\$524,900

OPEN HOUSE Saturday, November 29, from 2:00 to 4:00! This exceptionally well-cared-for Buck-built home sits on a private lot backing directly onto the Dobson Trail greenbelt, perfect for nature lovers. With scenic walking and ATV trails at your doorstep and located in a quiet, sought-after neighbourhood close to all amenities, this property truly has it all. Offering great curb appeal, this bright three-level split has been meticulously maintained and features an attached double garage. The main levels boast hardwood floors in the living room, hallways, and bedrooms, with ceramic tile in the kitchen and bath. Upstairs are three generous bedrooms, including a large primary suite and a spacious four-piece bathroom with a linen closet. The sun-filled kitchen offers ample cabinetry, an island, a pantry, and a large dining area with patio doors to a private deck. From here, enjoy your landscaped, fully fenced backyard with direct greenbelt access. The lower level includes a cozy family room and an oversized fourth bedroom, (ideal for a teen, guests, or an office) plus a combined three-piece bath and laundry and a huge crawl space for storage. Additional features include a flat double paved driveway with parking for four. Recent updates such as a new mini-split (Nov 2025), dryer (Nov 2025), roof (2019), and fresh paint make this home move-in ready. Immaculate, updated, and ideally located, 176 Irving Road is a rare find. Dont miss your chance to call it home. (id:6769)

Bedroom 10'6" x 10'8"

Bedroom 10'8" x 11'0"

4pc Bathroom 13'7" x 7'7"

Primary Bedroom 13'6" x 14'0"

Storage 20'0" x 34'0"

3pc Bathroom 9'0" x 7'4"

Bedroom 12'6" x 13'0"

Family room 21'0" x 11'8"

Kitchen 11'6" x 20'6"

Living room 12'2" x 16'0"

Listing Presented By:



Originally Listed by:

RE/MAX Quality Real Estate Inc.



Royal

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