



New Brunswick Real Estate Board

## Shediac New Brunswick

\$490,000

Welcome to your sweet slice of paradise in Shediac, New Brunswick. Tucked on a large corner lot in one of Shediac's most sought-after family neighborhoods, this two-level home offers the best of beach town living with quick access to beaches, downtown shops, restaurants, groceries, coffee shops, and so much more! Inside, you'll find an open-concept kitchen and dining area, along with a cozy private living room featuring French doors. Upstairs offers three bedrooms and a convenient Jack and Jill bathroom. The lower level adds extra living space with a second family room, a combined powder room and laundry area, plus a guest room or office. (The guest room features a non-conforming window that could easily be updated to meet egress requirements.) Enjoy a fully fenced backyard with two access gates, two decks, and a charming front porch. There is an attached garage plus a detached garage for extra storage or vehicles. Come experience the warmth, charm, and family-friendly community Shediac is known for. Book your private showing today (id:6769)

4pc Bathroom 6'6" x 7'6"

Primary Bedroom 12'9" x 13'9"

Bedroom 9'9" x 10'3"

Bedroom 11'9" x 9'9"

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

Living room 13'9" x 14'8"

Bedroom 11'3" x 21'7"

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

Kitchen 12'6" x 13'9"

Dining room 15'5" x 13'9"

Living room 11'9" x 14'4"

Listing Presented By:



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RE/MAX Quality Real Estate Inc.

<https://jocelynclements.remaxqualityrealestate.com/>



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