



## Moncton New Brunswick

\$325,000

Beautifully updated top-floor condo overlooking Jones Lake, ideally located steps from walking trails and minutes to downtown. This well-maintained unit offers a rare blend of privacy, space, and functionality seldom found in condo living. Primarily brick construction with wood siding facing the lake provides durability, energy efficiency, and timeless curb appeal. Bright open-concept living and dining area is filled with natural light and features hardwood floors throughout, complemented by ceramic tile in the bathrooms. The updated kitchen offers stylish cabinetry, quality finishes, and a practical layout ideal for everyday living and entertaining. The spacious primary bedroom includes a walk-in closet and a private two-piece ensuite, while the second bedroom is generously sized and located near the full bathroom. Separate laundry room adds convenience, and storage is exceptional for a condo. The oversized attached garage includes an extra-large storage area; perfect for bikes, seasonal items, or hobby gear; an outstanding and rarely available feature. Additional highlights include energy-efficient upgrades, a ductless mini-split heat pump, and a quiet owner-occupied setting. A rare opportunity to enjoy lake views, trails, and downtown amenities while benefiting from space, storage, and efficiency in central Moncton. (id:6769)

Laundry room 5'4" x 7'2"

Other 6'0" x 8'4"

2pc Ensuite bath 5'0" x 5'6"

Primary Bedroom 12'4" x 10'1"

Bedroom 11'1" x 12'7"

4pc Bathroom 6'6" x 7'5"

Living room 14'6" x 17'2"

Kitchen 13'9" x 17'2"

Storage 10'0" x 6'0"

Listing Presented By:



Originally Listed by:  
RE/MAX Quality Real Estate Inc.

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Royal

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