



## Moncton New Brunswick

\$624,000

Welcome to 176 Savannah Drive! This exceptionally well maintained home was recently fully updated on both levels. Quality and craftsmanship is evident throughout. Located in the highly sought after Shediac Road area, close to both English and French Schools, parks, the Harrisville Nature Trail, easy highway access, just a 5 minute drive to the Greater Moncton International Airport and walking distance to Stirlings Farm Market where you will find plenty of fresh, local products and many other amenities. The main floor offers open concept living with 9 foot ceilings and loads of natural light. The newly updated kitchen features a walk in pantry, quartz counter top, huge center island and lots of storage. This space flows into the dining and living room area. Living room is complete with a propane fireplace. Patio doors overlook the nicely landscaped partially fenced backyard. The deck is reinforced with POS Tech posts to hold the hot tub being included with the home. Back inside there are three good sized bedrooms, and a large updated family bath featuring a laundry area, heated floors, double sink, quartz countertops, walk in shower, soaker tub and a cheater door into the primary bedroom! Downstairs has additional living space with a 4th bedroom, updated 3 pc bath, wood stove large family room. The pool table is included with the home. New flooring, fresh paint and light fixtures throughout both levels, roof is 4 years old, driveway was recently repaved. (id:6769)

Other 6'0" x 6'6"

Storage X

Bedroom 14'0" x 13'2"

Family room 35'0" x 19'0"

4pc Bathroom X

Other X

Bedroom 13'0" x 10'0"

Bedroom 12'1" x 10'0"

Bedroom 14'0" x 15'0"

Dining room 8'4" x 10'8"

Kitchen 12'5" x 10'8"

Living room 16'5" x 20'0"

Listing Presented By:



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Royal

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