



# Moncton New Brunswick

\$399,900

Welcome to 1462 Salisbury Road a rare opportunity to own over 2 acres of peaceful, riverfront land along the beautiful Petitcodiac River. Enjoy serene water views and the unique tidal bore from your own backyard, surrounded by mature trees and a landscaped lawn that stretches to the water. The main level of the home includes 2 bedrooms, a full 4-piece bathroom, a kitchen, sunroom, office/sitting room, and main-floor laundry. The finished basement offers a spacious living area perfect for entertaining, complete with a second kitchen, a 3-piece bathroom, and a cozy wood-burning fireplace. There's also a generously sized single-car garage on the property. Recent updates include newer exterior vinyl siding, a durable metal roof, fresh paint throughout, updated flooring in the laundry room and sitting room, and a new municipal water connection. This home is ideally located less than 10 minutes to Riverview for groceries and other amenities and less than 15 minutes to downtown Moncton. (id:6769)

3pc Bathroom 6'0" x 5'6"

Kitchen 16'0" x 7'0"

Workshop 20'0" x 11'0"

Other 13'6" x 9'0"

Family room 28'0" x 16'0"

Solarium 11'6" x 10'6"

Bedroom 11'6" x 10'0"

Bedroom 10'6" x 13'6"

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

Living room/Dining room 16'0" x 19'0"

Kitchen 13'0" x 8'0"

Laundry room 11'6" x 5'0"

Sitting room 15'6" x 11'6"

Listing Presented By:



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



**Royal LePage Locations West Realty**

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