

\$799,000 - 15 And 17 Harrison Street, Grand Falls

MLS® #NB112906

\$799,000

3 Bedroom, 4.00 Bathroom, 5,600 sqft

Single Family on 0.41 Acres

N/A, Grand Falls, New Brunswick

This unique property offers an enticing blend of residential comfort & commercial opportunity! At the heart of the building lies Mulligan's, a well-established multi-sports HD sports center & bar. With HD golf & training simulators, alongside interactive sports simulators featuring hockey, baseball, football, soccer, shooting games, & more, Mulligan's provides a dynamic entertainment experience. Situated facing the prestigious Grand Falls Golf Course, the property also enjoys a prime location within a short walking distance to the new Civic Center & various recreational trails. Additionally, its proximity to downtown, shopping areas, schools, & USA-Canada border crossing makes it incredibly convenient for residents & visitors alike. The upstairs accommodations boasts 2,900 sq.ft. of beautifully appointed living space. Its open-concept layout encompasses a kitchen, dining & living room - Ideal for relaxation & entertainment. The master suite features a walk-in closet & an en-suite bthrm w/ a luxurious stand-up steam shower. Two additional bdrms, & a full bthrm w/ laundry area offer further convenience & comfort. Moreover, the home includes a delightful sunroom w/ a hot tub, as well as a spacious patio - Perfect for summer gatherings. Whether you're a golf industry professional, a budding entrepreneur seeking a turn-key business opportunity, or simply looking for the ultimate man cave experience in the Maritimes, this property offers endless



possibilities. (id:6289)

Built in 2013

Essential Information

Listing #	NB112906
Price	\$799,000
Bedrooms	3
Bathrooms	4.00
Half Baths	2
Square Footage	5,600
Acres	0.41
Year Built	2013
Type	Single Family
Sub-Type	Freehold
Style	2 Level

Community Information

Address	15 And 17 Harrison Street
Subdivision	N/A
City	Grand Falls
Province	New Brunswick
Postal Code	E3Z0B3

Amenities

Features	Balcony/Deck/Patio
Parking	Attached Garage
# of Garages	1

Interior

Heating	Heat Pump
Cooling	Central air conditioning, Heat Pump

Exterior

Exterior	Stone, Stucco, Wood siding
Exterior Features	Landscaped
Foundation	Block

Listing Details

Listing Office

EXIT Realty Elite



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