

\$625,000 - 122 South Knowlesville Road, Knowlesville

MLS® #NB114968

\$625,000

4 Bedroom, 3.00 Bathroom, 2,600 sqft

Single Family on 9.00 Acres

N/A, Knowlesville, New Brunswick

For more information, please click Multimedia button. Nestled high in the foothills of the ancient Appalachian mountain range, this expansive off-grid home offers the perfect balance of city conveniences and country tranquility. Situated within a growing community of homesteaders, the property is ideal as a family home, retreat, organic restaurant, home-based business, or even the foundation for an Ecovillage. The 2600 sq ft main structure was designed with energy efficiency in mind, featuring a south-facing orientation, super-insulated 12-inch walls filled with dense-packed blown cellulose, a cement slab foundation with embedded pex for future radiant heating, and a black steel roof for easy snow shedding. The off-grid solar system includes 12 Hanwha panels, a lithium battery bank, a Samlex Evo-4024 inverter, and a Midnite charge controller, with generator backup & NB power lines at the driveway for optional grid connection. Built with solid wood construction to eliminate off-gassing, the home features an open-concept kitchen-dining space seating 24, a Pioneer Princess wood cook-stove, and a 411 sq ft third-floor yoga/meditation space. Additional structures include a 480 sq ft workshop/studio with 33 windows, two woodsheds, a 32-bed organic garden, a chicken coop with enclosed run, and a rustic clubhouse. Located just 5 mins from KAN (Knowlesville Art & Nature) community centre and forest school, this is an opportunity to embrace nature, grow your food and much



more. (id:6289)

Built in 2016

Essential Information

Listing #	NB114968
Price	\$625,000
Bedrooms	4
Bathrooms	3.00
Square Footage	2,600
Acres	9.00
Year Built	2016
Type	Single Family
Sub-Type	Freehold

Community Information

Address	122 South Knowlesville Road
Subdivision	N/A
City	Knowlesville
Province	New Brunswick
Postal Code	E7L4P8

Amenities

Features	Level lot, Hardwood bush
Parking	Attached Garage, Inside Entry
# of Garages	1

Interior

Heating	Wood Stove
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Exterior

Exterior	Wood
Exterior Features	Partially landscaped
Foundation	Concrete Slab

Listing Details

Listing Office	Easy List Realty
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