

\$239,000 - 38 & 42 Terris Avenue, Moncton

MLS® #NB118535

\$239,000

0 Bedroom, 0.00 Bathroom,
Vacant Land on 0.23 Acres

N/A, Moncton, New Brunswick

This is a prime redevelopment opportunity you don't want to miss. Available are two adjacent parcels totaling approximately 0.23 acres (each approx. 0.114 acres), ideally situated just off Mountain Road, one of Moncton's key arterial routes, offering excellent exposure and immediate access to a broad range of amenities. These well-configured lots are located within a quiet residential pocket directly behind Arbys, with Popeyes on the corner and a variety of nearby services including restaurants, coffee shops, and convenience retailers. The area is further supported by two major commercial hubs at Mapleton Road and Plaza Boulevard, offering grocery stores, national chains, fitness centres, and more. The property is also minutes from key institutions such as NBCC (New Brunswick Community College), Moncton City Hospital, and Université de Moncton, making it a highly desirable location for future residential development. Zoned R2, the property supports strong development potential. A small existing residence, sold "as is where is," remains on one lot and will require demolition to make way for a new project, though with the right vision, it may be revitalized. Following the City of Moncton's recent move to permit 4-unit dwellings within existing R1 and R2 zones (subject to City approvals), this site represents a strategic and affordable investment in a growing, centrally located residential area. (id:6289)



Essential Information

Listing #	NB118535
Price	\$239,000
Bathrooms	0.00
Acres	0.23
Type	Vacant Land
Sub-Type	Freehold

Community Information

Address	38 & 42 Terris Avenue
Subdivision	N/A
City	Moncton
Province	New Brunswick
Postal Code	E1C7P3

Amenities

Amenities	Public Transit, Shopping
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Listing Details

Listing Office	Colliers International New Brunswick
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