

\$469,000 - 85 Montclair Street, Shediac

MLS® #NB123035

\$469,000

4 Bedroom, 2.00 Bathroom, 2,319 sqft

Single Family on 0.52 Acres

N/A, Shediac, New Brunswick

Welcome to 85 Montclair Street in the quaint town of Shediac. This charming 4 bedroom, 1.5 bath bungalow is situated on a rare ½ acre lot in the heart of town. Inside, the home has been lovingly maintained, offering a warm and inviting atmosphere throughout. The main floor offers a bright living room, kitchen with ample cupboard and countertop space, backsplash and pantry and dining area with access to the back deck. Also on the main floor is the primary bedroom, 2 additional bedrooms, the family bath and separate laundry room. The finished basement has a separate entrance and holds excellent potential for a rental unit or in-law suite; with just a few additions you could have added income. The basement features a spacious family room, bedroom and 2pc bath. Surrounded by meticulously landscaped grounds, this home offers outstanding curb appeal and a peaceful, private setting. Enjoy the best of outdoor living with a beautiful backyard oasis that is perfect for relaxing or entertaining boasting a sunroom, patio area, large deck with gazebo, mature trees and gorgeous flower beds. The attached garage and shed provide great storage options. Whether you're gardening, hosting, or simply enjoying the tranquility, this property truly offers the feel of country living right in town. Located minutes from the beach and close to all Shediac amenities. Don't miss your chance to own this incredible home. Call your REALTOR® for more information or to book



your private viewing. (id:6289)

Built in 1976

Essential Information

Listing #	NB123035
Price	\$469,000
Bedrooms	4
Bathrooms	2.00
Half Baths	1
Square Footage	2,319
Acres	0.52
Year Built	1976
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	85 Montclair Street
Subdivision	N/A
City	Shediac
Province	New Brunswick
Postal Code	E4P2J2

Amenities

Features	Level lot, Balcony/Deck/Patio
Parking	Attached Garage, Heated Garage, Inside Entry
# of Garages	1

Interior

Heating	Electric Baseboard heaters
Cooling	Air Conditioned, Air exchanger
# of Stories	1

Exterior

Exterior	Vinyl
Exterior Features	Landscaped
Foundation	Concrete

Listing Details

Listing Office

Creativ Realty



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