

# \$549,900 - 15 Roatan Way, Saint John

MLS® #NB126552

**\$549,900**

3 Bedroom, 4.00 Bathroom, 2,880 sqft

Single Family on 0.21 Acres

N/A, Saint John, New Brunswick

This exceptional two-storey residence, tucked away on a quiet cul-de-sac in Saint John's desirable East Side, offers sophistication and comfort at every turn. With outstanding curb appeal, meticulous landscaping, newly fenced yard and retaining walls, the exterior sets the tone. A paved driveway, oversized garage with epoxy flooring, and a dedicated bike room with private access, create both style and function. Inside, natural light fills every corner. The main level features a formal dining/office area, a welcoming great room, and a convenient half bath. The gourmet kitchen is highlighted by granite counters, large island, and an adjoining eat-in space, flowing into a warm family room with propane fireplace. Step out the sliding doors to your secluded backyard oasis with a large deck and hot tub, ideal for unwinding or hosting guests. Upstairs, discover three oversized bedrooms including a luxurious primary with walk-in closet and spa-inspired ensuite. Both full baths on this floor boast in-floor heating, while the laundry room provides everyday convenience. The fully finished basement delivers the ultimate retreat, with an expansive recreation zone, electric fireplace, stylish bar, bathroom, and plenty of storage. With 2 full bathrooms, 2 half baths, and freshly painted versatile living spaces, this home blends elegance with practicality. Close to shopping, restaurants, schools, and the city centre, 15 Roatan Way truly stands out as a dream property in a premier location. (id:6289)



## Essential Information

|                |               |
|----------------|---------------|
| Listing #      | NB126552      |
| Price          | \$549,900     |
| Bedrooms       | 3             |
| Bathrooms      | 4.00          |
| Half Baths     | 2             |
| Square Footage | 2,880         |
| Acres          | 0.21          |
| Type           | Single Family |
| Sub-Type       | Freehold      |

## Community Information

|             |               |
|-------------|---------------|
| Address     | 15 Roatan Way |
| Subdivision | N/A           |
| City        | Saint John    |
| Province    | New Brunswick |
| Postal Code | E2J0B8        |

## Amenities

|              |                                        |
|--------------|----------------------------------------|
| Features     | Cul-de-sac, Balcony/Deck/Patio         |
| Parking      | Attached Garage, Garage, Heated Garage |
| # of Garages | 2                                      |

## Interior

|              |                                      |
|--------------|--------------------------------------|
| Heating      | Propane Baseboard heaters, Heat Pump |
| Cooling      | Heat Pump, Air exchanger             |
| # of Stories | 2                                    |

## Exterior

|                   |            |
|-------------------|------------|
| Exterior          | Vinyl      |
| Exterior Features | Landscaped |
| Foundation        | Concrete   |

## Listing Details

|                |                               |
|----------------|-------------------------------|
| Listing Office | Coldwell Banker Select Realty |
|----------------|-------------------------------|



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Listing information last updated on October 26th, 2025 at 2:46pm PDT