

\$374,900 - 14 Hartt Street, Fredericton

MLS® #NB127294

\$374,900

4 Bedroom, 3.00 Bathroom, 1,863 sqft

Single Family on 0.19 Acres

N/A, Fredericton, New Brunswick

Welcome to 14 Hartt Street in desirable Sunset Acres! This well-maintained home offers comfort, charm, and a long list of thoughtful updates. Enter through the front door to a bright main level featuring a spacious living room with a cozy propane fireplace and gleaming hardwood floors that flow into the dining room perfect for entertaining. Completing this level is a functional eat-in kitchen with access to the backyard through a convenient side door. Step out to enjoy the impressive 17'—18' back deck (2024), complete with new railings, a gazebo, and a large BBQ kitchen unit (new, never used!) ideal for gatherings or quiet evenings outdoors. Patio doors from the dining room also provide direct deck access. A covered front porch adds charm and welcoming curb appeal, while a newly hydro-seeded lawn enhances the exterior. Upstairs, you'll find three comfortable bedrooms, an updated main bath, and a primary suite with a 3pc ensuite, and two large closets for extra storage space. The lower level offers versatility with a large rec room and second propane fireplace, modern 3pc bath, laundry, storage, and a fourth bedroom ideal for guests or a home office. Recent upgrades include roof shingles (2024), new siding and metal roof on garage (2024), dishwasher (2025), refrigerator (2023), stove (2022), and blown-in insulation (2025). With its family-friendly layout and prime location near the new Sunset Acres Elementary, this home delivers comfort, quality, and value. (id:6289)



Built in 1973

Essential Information

Listing #	NB127294
Price	\$374,900
Bedrooms	4
Bathrooms	3.00
Square Footage	1,863
Acres	0.19
Year Built	1973
Type	Single Family
Sub-Type	Freehold
Style	2 Level

Community Information

Address	14 Hartt Street
Subdivision	N/A
City	Fredericton
Province	New Brunswick
Postal Code	E3A4X1

Amenities

Amenities	Public Transit
Features	Balcony/Deck/Patio
Parking	Detached Garage
# of Garages	1

Interior

Heating	Propane Baseboard heaters, Heat Pump
Cooling	Heat Pump

Exterior

Exterior	Vinyl
Exterior Features	Landscaped
Foundation	Concrete

Listing Details

Listing Office	Royal LePage Atlantic
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