

\$685,000 - 1925 Golden Grove Road, Saint John

MLS® #NB128387

\$685,000

0 Bedroom, 0.00 Bathroom, 3,554 sqft

Retail on 9.36 Acres

N/A, Saint John, New Brunswick

Presenting Golden Grove Convenience Store, a rare 9.36-acre waterfront property overlooking Dolan Lake, offering an exceptional opportunity to own both a well-established business and a renovated two-story residence with a garage. Ideally located along a public road with great visibility, this turnkey investment features a thriving convenience store and a beautifully updated home. The residence underwent major renovations in 2013, including new laminate flooring, kitchen cabinets, windows, water heater, bath fixtures, doors, lighting, ramps, and fresh paint. Additional upgrades include a new roof, POS and security systems, and sump pump (2017), LED store lighting (2022), and a professionally built deck (2024). The attached home offers two bedrooms, one bathroom, a living room, kitchen, family room, laundry area, and landscaped yards with apple, lilac, maple, and cedar trees. With over 9 acres of scenic land, this property provides endless possibilities for expansion or additional rental income. A perfect opportunity for investors or owner-operators seeking a lifestyle and business combined in one exceptional location. Inventory costs are additional and will be calculated before the closing day. (id:6289)



Essential Information

Listing #

NB128387

Price	\$685,000
Bathrooms	0.00
Square Footage	3,554
Acres	9.36
Type	Retail
Sub-Type	Freehold

Community Information

Address	1925 Golden Grove Road
Subdivision	N/A
City	Saint John
Province	New Brunswick
Postal Code	E2N2A2

Amenities

Amenities	Golf Course
Features	Treed, Golf course/parkland, Beach
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Heating	Electric Hot Water
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Exterior

Exterior	Vinyl
Exterior Features	Landscaped

Listing Details

Listing Office	EXIT Realty Associates
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