

# **\$389,500 - 9 Riverview AVE**

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## **Listing ID: M150440**

**\$389,500**

5 Bedrooms, 2 Bathrooms, 2714 square feet  
Single Family

9 Riverview AVE, Saint George, New  
Brunswick, E5C3M1

Welcome to your very own piece of paradise. This RIVERFRONT home has been well maintained over the years and pride of ownership is evident from the well manicured landscaping to the attention to detail within the home. As you pull up to this beautiful house you'll notice the large veranda that wraps around two sides of the home. Perfect for entertaining! Entering the home you have the kitchen with island and generous size kitchenette that overlooks your backyard and Magaguadavic River. This panoramic view is unobstructed and absolutely breathtaking, especially at sunset. This river gives you access to Lake Utopia and Canal Beach. The main floor also consists of a formal living room, family room, formal dining room, a 3 season sun porch, 3 piece bath and laundry in the foyer. Ascending to the 2nd level you have 4 large bedrooms and a 4 piece bath. Again, the views from the two bedrooms facing the river are amazing! Down in the partially finished basement you have tons of storage options, a workshop, 2 utility rooms, a couple bonus rooms and an additional bedroom (EGRESS). This home is centrally located in the town of St. George that is surrounded by natural beauty and a peaceful atmosphere. This town offers shopping,

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schools, churches, dining, golf course, fresh water beach and walking trails. And not to mention, 20 mins to the St.Stephen/USA border and 45 mins to the city of Saint John. Which makes this home perfectly located for you! (id:33159)

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Listing Office:RE/MAX Avante