

\$599,900 - 1645 Girouardville RD

Listing ID: M153487

\$599,900

4 Bedrooms, 1 Bathrooms, 1728 square feet
Single Family

1645 Girouardville RD, Saint-Maurice, New Brunswick, E4S0J5

OVER 100 ACRES, Investment opportunity awaits to complete the finishing touches on what's an absolute DREAM HOME & PROPERTY in the country! Endless possibilities for the main floor, boasting over 1500 sq. ft., plumbed for a half bath & ample room for additional living space. Or, utilize this as a drive in/out space for all the "toys". Or, frame up some box stalls & enjoy this well-crafted home as a "Barndominium" while including the horses under the same roof! Upstairs there's a huge, bright open concept kitchen, dining & living room, 4 large bedrooms, family bathroom & laundry room. All major construction has been completed and most of the remaining materials have already been purchased and are included (hardwood flooring, some interior doors, cedar walls, ceiling chip rock, and more). Extremely well insulated and energy efficient, attention to detail is evident throughout. Primary heating is via a high-end efficient wood/electric radiant in-floor heating system on the ground level. There's also a cozy wood stove upstairs in the living room for added comfort & ambiance. Approx. half of the land is wooded/uncut with remainder having been cut in approx. 2014. Paddock located behind house. Currently continuing towards

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completion so please inquire for more info.

*Log kit house located on the property is included "as-is". This fantastic property is approximately 10km from Bouctouche Village & only 45 minutes to Moncton!

Contact for more info! (id:33159)

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Last Modified: 14/07/2023 01:58:47 PM

Listing Office:Exit Realty Associates