

# Super Nice Home



## 263 Dolbeau Street, Dieppe, NB, E1A 9P9

Offered at \$454,900

MLS#NB133693-Immaculate FREEHOLD Townhouse in Prestigious Babineau Creek! FLEXIBLE CLOSING and offering an IN-LAW SUITE! This stunning 2-storey townhouse with an attached garage is freehold?not a condo! Nestled in the heart of Dieppe?s sought-after Babineau Creek community, this home provides easy access to major amenities, the Dieppe Aquatic and Sports Centre, and scenic walking trails. You?ll be impressed by the double-wide paved driveway, meticulously maintained property, and a tree-lined walking trail in the backyard, ensuring extra privacy. Step inside to a welcoming foyer with direct access to the garage and a convenient 2-piece bath. Continue down the hall, and the space opens into a bright and airy open concept living, dining, and kitchen area, enhanced by hardwood floors, ceramic tile, and oversized windows that flood the space with natural light. The kitchen features an island, ample counter space, and an abundance of cabinetry for all your storage needs. Upstairs, you'll be delighted by the generous size of all three bedrooms, laundry room and a beautifully designed 5-piece bath boasting a double vanity, shower and soaker tub. A mini-split heat pump ensures year-round comfort and completes this level. Lower level can be accessed through the home or through the side door as a private entrance with a nice walkway. Lower-level bachelor offers a kitchenette, 3pc bath, an open concept living / bedroom area and a laundry / storage room. CALL TODAY for a private showing!

3 Bedrooms

3 Bathrooms

2,300 sqft

3,972 sq. ft. (lot size)

Built: 2019



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