

Immaculate Home



96 Columbus Ave, Moncton, NB, E1A 5E4

Offered at \$469,900

MLS#NB120103-Just immaculate! Located in Moncton's sought-after Fairview Knoll area, this beautifully maintained four-level split is minutes from Costco, Sobeys, pharmacies, schools, and more. Walking distance to Cole L'Odyssee and Forest Glen School. The curb appeal impresses with a double paved driveway, single attached garage (11.8 x 24.8), two storage sheds, and a private backyard with a patio ideal for BBQs and relaxing. Inside, a spacious foyer with a double closet welcomes you. This level also features a 2-piece bath with laundry and direct garage access. Upstairs, enjoy a bright living room with an electric fireplace and a large picture window. The updated eat-in kitchen boasts stainless steel appliances and leads to a stunning 11'11 x 15.7 sunroom with another electric fireplace perfect for unwinding or reading your favorite book. The top level offers three comfortable bedrooms and a fully renovated 4-piece bath. The lower level features a large family room with a cozy wood-burning fireplace perfect for movie nights. Two mini splits provide year-round comfort with A/C and heat. Roof approx. 8 years old. A must-see home! Book your private showing today before it's gone.

3 Bedrooms

2 Bathrooms

1,727 sqft

0.14 acres (lot size)

Built: 1978



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