

# Home for Sale



**125 Pleasant Street  
506-622-0583  
Miramichi, NB**

## **Property Details**

One of Miramichi's finest Queen Anne style Home, build in 1901, it has undergone high quality restoration, reinstating this unique property back to its formal glory. Built around the turn of the Century by a wood merchant, Mr. John Miller, it was the home of the well-known Creaghen family for several generations.

The property and garage are located on a large downtown lot and surrounded by other properties of the same period.

All within walking distance, the area offers: Ritchi's Warf, Miramichi River, Strawberry Marsh Conservation Area, shops, banks, schools, and churches. Short drive to French Fort Cove Park (hiking, mountain biking), cross-country skiing, salmon fly-fishing in the famous Miramichi River and 25 minutes from beautiful sandy beaches.

## **DESCRIPTION**

- House has, 3 stories,
- 3 Bedrooms, 2 Bathrooms, 1 Powder room, 1 Shower room, Living Room, Dining Room, Library, Breakfast Family Room, Kitchen, Pantry.
- Attached Cottage, 2 Bedrooms, 1 Bathroom, Living area, large Kitchen, separate entry and two doors to Garden, Can be rented for \$900 per month.
- Full basement: 5 divisions, Spa, Laundry Room, Basement Storage, Wine cellar and Play room with Wood Stove
- The Attic has been turned into a quaint & cozy large family room with cast iron Wood Stove
- Garage: 330 sq. ft.
- Complete livable area: 4678 sq. ft.



1st floor: 1905 sq. ft.  
2nd floor: 1549 sq. ft.  
3rd floor: 1124 sq. ft. .

Size of land: 18,632 sq. ft., with beautiful trees and bushes, Orchard and Vegetable garden. Zoned General Residential- Commercial.

### **CONSTRUCTION: Outside**

- Wood-Cedar-Painted
- Roof: asphalt shingles, New in 2012 (30 years guaranty)
- Large front veranda Foundation: stones Electrical: 200 amps.
- Oil furnace, hot water radiators, New Oil furnace 2011 “Viessmann” City services
- Garage/Baby Barn: 300 sq. ft., wood with cement floor

### **CONSTRUCTION: Inside**

Above-average quality materials and workmanship. Beautiful Oak inlaid hardwood floors throughout. High ceilings with moldings and trim, cornices in all rooms. Wall plaster

### **1st FLOOR**

- Entrance Hall: with two oval stained-glass windows.
- Large Foyer: 25 x 9, with stunning brass lamppost oak stairway. Sliding doors to:
- Living Room with Round Tower: 30 x 14.5. Gorgeous ceiling chandelier from former Parliament Building in Fredericton. Original fireplace with cast-iron panels illustrating three different scenes. Sliding door to:
- Library with Square Tower: 17 x 12, with two built-in bookcases and a crystal chandelier. Sliding door to:
- Dining Room with Bay Window: 18 x 15.5, with antique ceiling chandelier. Oak picture rails. Doors to: Butlers pantry with two glass cabinets.
- Kitchen: Kitchen 16’x8’ with new Breakfast Family room 14’x16’, with Charming Wood Stove.
- Powder Room.

### **2nd FLOOR**

- Large Hallway: 25 x 9, with stained-glass window, Stained-glass ceiling fan.
- Bedroom with Round Tower: 17 x 15, with full en suite bathroom, walk-in closet and



ceiling chandelier.

- Bedroom with Square Tower: 17 x 12, with wardrobe and ceiling chandelier.
- Bedroom with Bay-window: 18 x 13, with wardrobe and ceiling chandelier, en suite bathroom (9 x 19) with linen closet

### **3rd FLOOR: total of 1124 sq. ft.**

- The Attic with a square and a round tower, exposed woodwork. Finished rustic cedar and exposed beams. Old chimney with a cast iron stove. Two chandeliers in towers and ceiling fan are included.

### **BASEMENT**

- Workshop Area: 14 x 14, furnace and hot water tanks
- Storage Rooms: 20 x 10
- Play Room: 24 x 8½ with Wood Stove
- Wine Cellar Cold Room: 14 x 10
- Laundry Room: with lots of cupboards included washer and dryer
- Spa: Sauna Air jet Bath and Toilet and Shower room

### **Attached Cottage**

- Family Room: 21 x 16, One wardrobe. Front entrance door and kitchen door to garden.
- Kitchen: 16 x 8, with all-new Birch cupboards built in old-fashioned style.
- One Full Bathroom:

### **Stairs to:**

- Bedroom: 16 x 9, with two wardrobes.
- Bedroom: 16 x 8, with one wardrobe.
- Laundry room: washer and dryer outlet, Hot water tank, owned

### **Thank You for Your Interest**

