

# 175 PETERS DRIVE

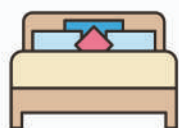
## BROOKSIDE WEST, NEW BRUNSWICK

Spacious and inviting, 175 Peters Drive is a thoughtfully designed home in Brookside West offering a perfect mix of comfort, function, and privacy.

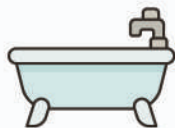








3 + 1  
Bedrooms



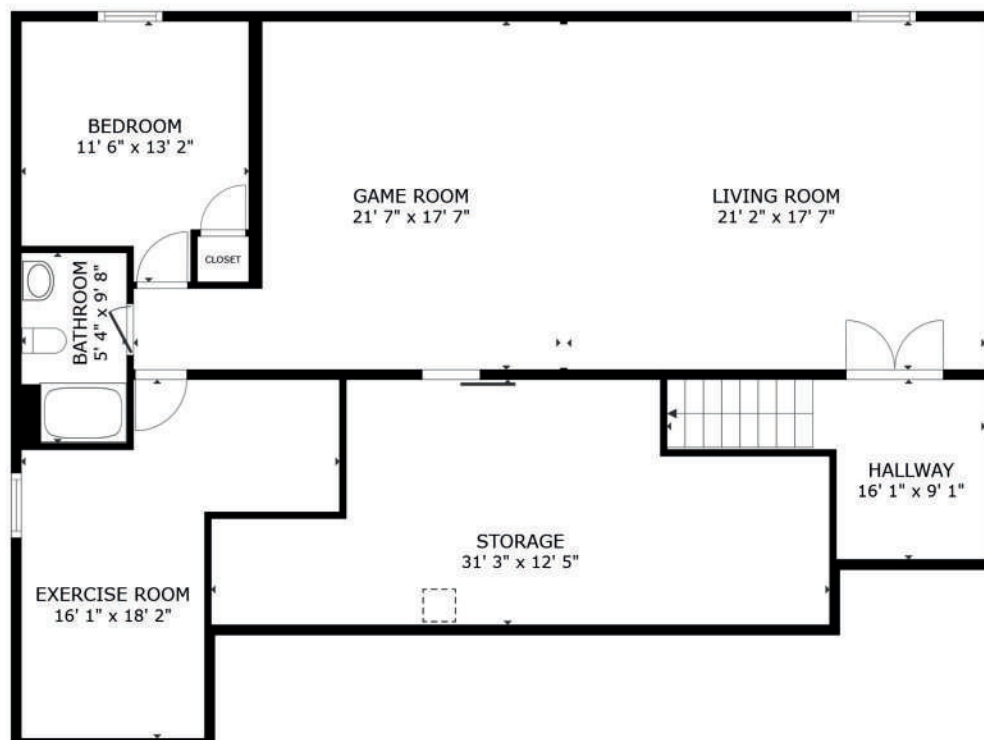
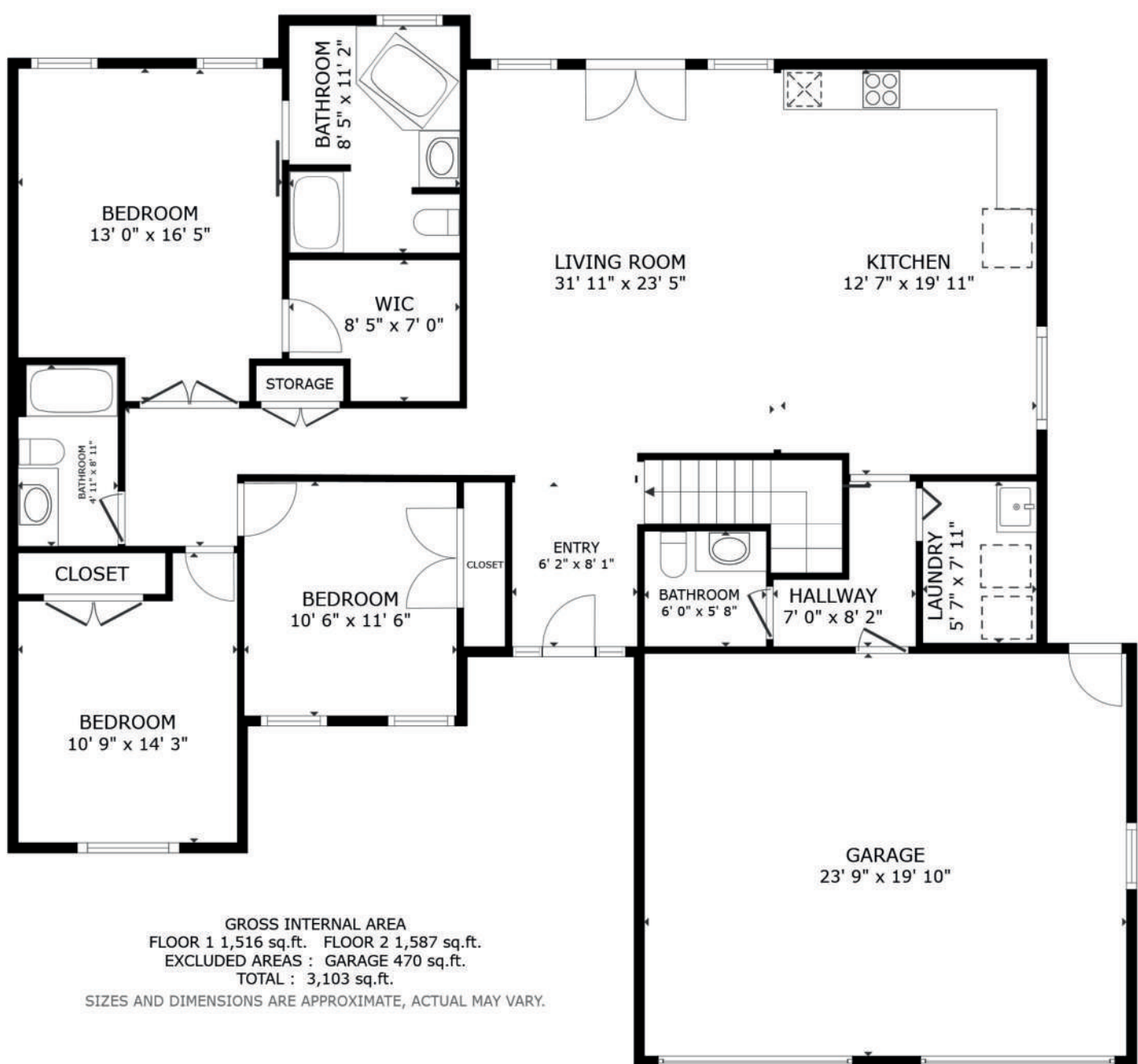
3.5  
Bathrooms



3103  
Square Feet

Located on a quiet street in Brookside West, this home features a warm and open main level with natural birch cabinetry, generous living spaces, and a private primary suite. The lower level is fully finished with a large rec room, gym, guest bedroom, full bath, and storage — all designed to adapt to your lifestyle. Enjoy peace of mind and privacy with a fenced backyard that backs onto wooded greenspace.







# FEATURES & UPDATES

A CLOSER LOOK AT WHAT MAKES THIS HOME SPECIAL AND THE WORK THAT HAS BEEN DONE

- Birch cabinetry and center island in kitchen
- Large primary bedroom with ensuite and walk-in closet
- Main-floor laundry and mudroom off the garage
- Finished basement with gym, 4th bedroom, full bath, and reading nook
- Basement plumbed for wet bar
- Fenced yard backing onto woods
- Ducted heat pump for heating and cooling
- Attached garage and garden door access to oversized back deck
- Property Tax Cost: \$6262.85 (2025)









# MAIN LEVEL

## BRIGHT & OPEN CONCEPT DESIGN

The main floor offers a bright and spacious layout anchored by an open-concept kitchen, dining, and living area. The kitchen is warm and functional, with natural birch cabinetry, a central island, and excellent flow for entertaining. A large primary suite features a walk-in closet and a private ensuite with a soaker tub and separate shower. Two additional bedrooms, a main bath, a laundry area, and a mudroom with garage access complete the level.







## LOWER LEVEL

### COMFORTABLE & SPACIOUS RETREAT

The lower level adds impressive versatility with a huge family room that's ready for game nights, movie marathons, or even a future wet bar. There's a dedicated gym (with an egress window for conversion to a 5th bedroom), a cozy reading nook, a 4th bedroom, and a full bathroom — plus ample storage space throughout. This level is ideal for multi-generational living or anyone needing space to spread out.



An aerial photograph of a suburban neighborhood. The image shows several houses with green lawns, trees, and a paved road. The houses are mostly white with dark roofs. The lawns are well-maintained and green. There are some trees and shrubs scattered throughout the yards. The overall scene is peaceful and quiet.

# WHY WE LOVE THIS PLACE

## A NOTE FROM THE HOMEOWNERS

“We’ve loved every chapter of our lives at 175 Peters Drive. From cozy evenings around the dinner table to summer BBQs on the deck while the kids played in the yard, this home has been the backdrop for so many special moments. It’s peaceful, private, and has room for everything — whether you’re hosting family or just enjoying some quiet. We’ll miss the friendly neighbours, the quiet street, and the way the wooded backdrop makes the backyard feel like your own little retreat. It’s a place that just feels good to come home to.”





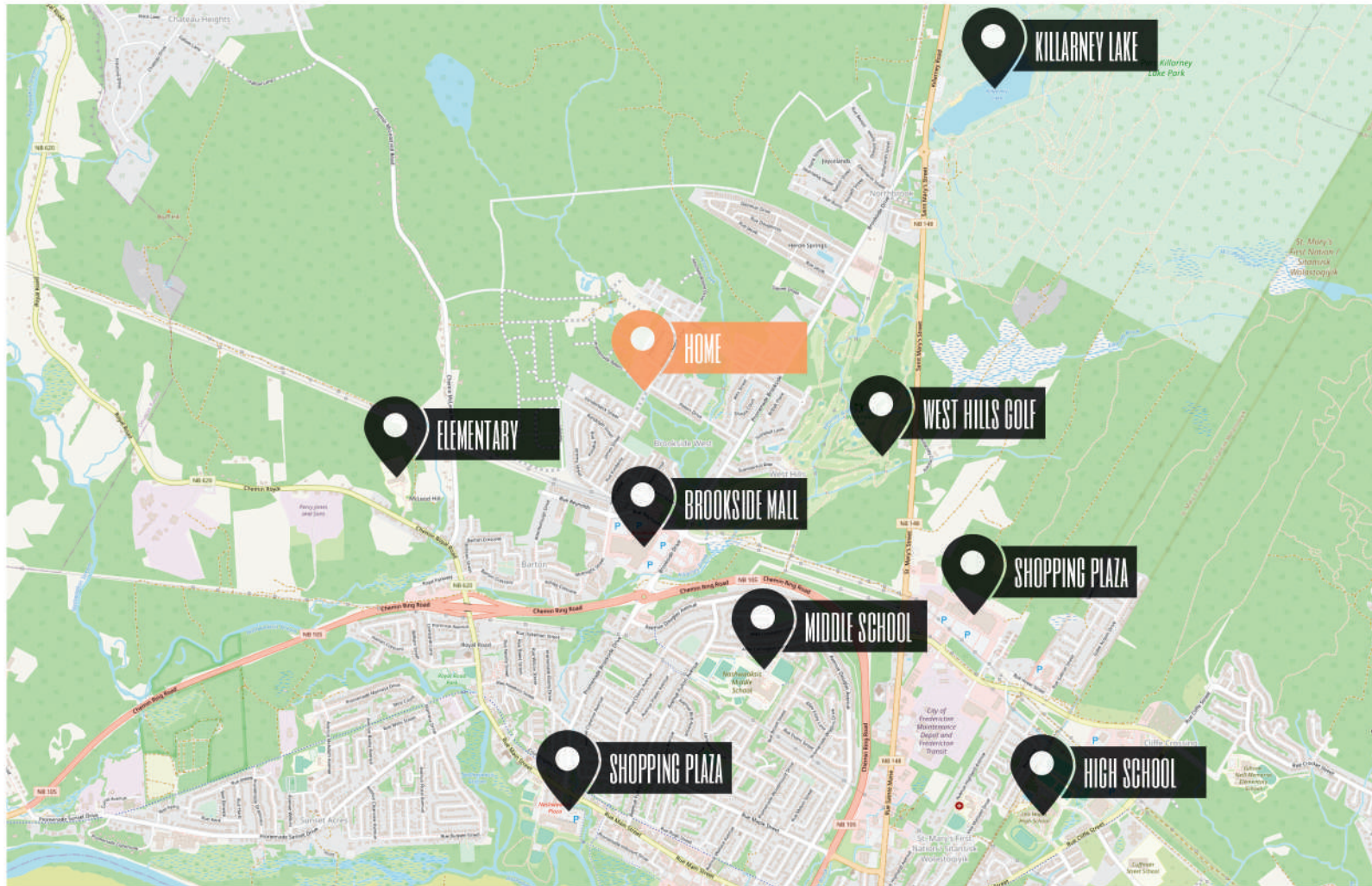
**GRADES K - 5**  
Nashwaaksis Memorial School



**GRADES 6 - 8**  
Nashwaaksis Middle School



**GRADES 9 - 12**  
Leo Hayes High School



# NEIGHBOURHOOD & SCHOOLS

## A PLACE TO CALL HOME

Located in a desirable neighbourhood, this home is close to schools, parks, and shopping, offering both convenience and community. Enjoy easy access to local amenities, walking trails, and recreational facilities like West Hill Golf Club, making it perfect for families and professionals alike. With a welcoming atmosphere and a prime location, this area provides the perfect blend of comfort and accessibility.









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