



**SOLD**

## WALK TO THE HEART OF PORT MACQUARIE - CENTRALLY LOCATED!

With spacious living, a open plan design and an abundance of natural light beaming through the living spaces, this level brick home sits in sought-after East Port precinct so close to everything. Recently renewed with fresh new floating floors, carpets and paint, it serves up an abundance of indoor and outdoor spaces to cater to every day modern living.

Inviting from the moment you walk up to the front door, this beautifully presented home is set back far from the road with lots of privacy. This home is ideal for retirees looking for level living and the convenience of an in town location with low maintenance grounds and plenty of outdoor entertaining spaces. Open plan living spaces are the highlight in this home with plenty of natural light and ocean breezes filtering through the east facing rear aspect. The rear-set living and kitchen space delivers an easy indoor/outdoor connection, with sliding doors that open up to an entertaining area, which then steps down to tiered garden which has been planted with citrus and could be perfect for a vegetable garden. The kitchen includes plenty of cabinets, electric cooktop and oven, a dishwasher and double sink. There is three well-proportioned bedrooms that all feature built-ins, while the master features a sizeable ensuite with extra hanging space.

The single garage has dual access from the backyard and side and includes an automatic garage door. The roof has been recently restored and painted also. Added extras include a large laundry, reverse cycle air conditioner, ample space to park a caravan and side access to park a boat.

This area of Port Macquarie is quiet and convenient with beautiful wide streets. Local shops, schools, restaurants and café's are all within walking. East Port Club is only a short 10 minutes' walk and you have the choice of walking to many beautiful beaches that Port Macquarie has to offer.

This property would also make a fantastic investment opportunity with approx. rent of \$450pw.

Book your inspection today with Jenny Magill on 0490 403 051

**3 BED | 2 BATH | 1 CAR**

**PRICE:**  
**\$437,500**

**OPEN FOR INSPECTION:**  
**N/A**



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