



FOR SALE

AS NEW HOME IN A FANTASTIC LOCATION

Look what's for sale at 3 Sutherland Street, Annandale.

Located close to the Ross River, surrounded by other lovely homes and on a healthy 912 sq. m allotment is this fantastic and fully renovated home that features 3 bedrooms and a great-sized study/4th bedroom.

This home is also perfectly positioned to capture the cooling prevailing easterly breezes.

From the front you'll notice the very attractive street appeal this property possesses as well as the very handy and safe circular driveway. On top of that there is double gate access on one side as well as rear access through the double garage.

In through the double front doors you'll find a beautiful neutral colour scheme throughout allowing the new owners to add their own personal touches.

Inside there is a reception area that leads either to the front lounge room and study/4th bedroom or through to the kitchen with adjoining dining area and family room.

To the rear are the 3 bedrooms, the main with a lovely en-suite and huge built-in robe.

The patio, that is to the side of the family room is, in itself, a beautiful structure with substantial columns and tiles and overlooks the established back yard that has a garden shed with power attached.

This amazing home has loads of extra features including: 5kw solar system, 2.7m high ceilings, Internet points, telephone points and TV aerial points throughout, ceiling insulation, a hard area to the side of the home with power and water connected, safety grab rails in the bathrooms and toilets, remote controlled double garage with extra storage space and an irrigation system.

If you're looking for a lovely and fully renovated home in a very desirable location, then you need to check out this property.

Call and arrange a private and safe inspection soon.

3 BED | 2 BATH | 2 CAR

PRICE:
\$525,000

OPEN FOR INSPECTION:
N/A



Gerard Black
0426779633

gerardblack@atrealty.com.au
www.atrealty.com.au



FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. Boxbrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.

3 Sutherland Street, Annandale

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.