



**SOLD**

## UNDER OFFER - MORE HOMES NEEDED!!

Set in the quietest location, this solid brick and tile home is perfect for those who are seeking value, location, and convenience. The home has been painted through-out with new window treatments and carpets so all you have to do is book your removalist. The 3 bedrooms and main living area are positioned at the front of the home, taking full advantage of the desirable northerly aspect.

The open plan dining and kitchen sits centrally to the home, whilst a huge multi-function room and 70's bar 'man cave' overlook the pool and backyard. Internet fanatics will be thrilled with the bonus of high speed fixed wireless internet infrastructure (Node 1).

With Summer festivities upon us get ready for BBQ's and lazy days in the backyard with a sparkling below ground pool, alfresco, gazebo and lawn for the kids and pets to run around on.

Other features include:

Well equipped kitchen with a microwave recess, appliance cupboard, wide fridge recess, stainless steel under-bench electric oven, gas cooktop, range-hood, and a water filter system under the sink.

Updated bathroom with combined shower and bath, floor to ceiling tiling, new glass shower screen and a separate toilet.

All bedrooms have built-in robes, with additional storage in hallway and laundry.

Feel comfortable all year round with new roof insulation, ducted evaporative air conditioning plus a split system in the multi-purpose room.

Near new instantaneous gas hot water system.

Fully reticulated lawns and gardens off working bore.

Under-cover parking for 3 vehicles, plus additional driveway parking.

Rectangular north facing 734sqm block.

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

**PRICE:**  
**\$490,000**

**OPEN FOR INSPECTION:**  
N/A



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**TOTAL INTERNAL AREA APPROX : 143 m<sup>2</sup>**

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.