



**SOLD**

**ATTENTION ! FIRST HOME BUYERS & INVESTORS HERE IS A HOME THAT HAS IT ALL.**

This residential sustainable property is cost effective and has a lot to offer: Solar system, ducted air conditioning throughout, 2 split systems, rain water tank. Powered 2 bay colorbond shed , work shop and a remote roller door. Walking distance to school and the doctors, supermarket and chemist. Situated in a very quiet location at the end of a no through street. The Large half acre block is well fenced. Remote security gate at the carport.

Features of this spotless well maintained home.

- \*Lovely large functional kitchen offering a ceramic electric cooktop, and wall oven . Lots of cupboard and bench space and breakfast bar. Internal access from the carport through to the kitchen,dining room and sitting room.
  - \* Lengthy lounge room, with wood heater and reverse large cycle split system .
  - \*Ducted evaporative air conditioning in every room of the home.
  - \*New carpets in all of the bedrooms and lounge room.
  - \*Built in robes in all three bedrooms.
  - \*Office /4th bedroom. NBN connected.
  - \* Spacious tiled two way bathroom, shower, bath and vanity unit.
  - \*Separate laundry with plenty of storage.
  - \*Large outdoor covered in entertainment area, pull down blinds facing N/E. Great area to entertain family and friends
- OUT DOOR FEATURES.**
- \*Rain water tank.
  - \*Double powered steel shed, cement floor, work shop, double roller doors. One roller door has remote control.
  - \*Easy care garden.
  - \* Handy little garden shed.
  - \* Electronic gate at the carport entrance.
  - \* Well fenced for the pets.

This property is situated in one of the highest regarded streets in town and borders some lovely open rural countryside.

Well worth an inspection.Call local agent Yvonne on 0408181146

Goombungee is a picturesque county town. The main street is lined with beautiful Jacaranda trees and the whole town comes alive when the annual Jacaranda festival is on. Short 12 minute

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

**PRICE:**  
**\$275,000**

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



**Yvonne Bradley**

**0408181146**

yvonne@atrealty.com.au

[www.atrealty.com.au](http://www.atrealty.com.au)