



**SOLD**

## LIGHT FILLED VILLA IN COMPLEX OF ONLY TWO

North facing capturing light and breeze this privately positioned villa sits at the rear of a complex of only two.

Maximising the sun's path, at the front of the home is a spacious open plan living and dining area providing a tranquil outlook across the outdoor greenery.

A generously sized kitchen with plentiful storage and bench space is well located to service the meals area, main living space, and outdoor entertaining patio.

Two light and bright bedrooms with ceiling fans and built-in robes are privately tucked away with easy access to a three-way bathroom that includes a bathtub. There is opportunity to add even more value by adding a fresh coat of paint to the interior and new carpets in the bedrooms.

Outdoors is low maintenance, but surprisingly spacious, with an undercover private patio, garden shed, and lush level lawn area that wraps right around to the side. Safe and secure, the fully enclosed yard makes for the ideal area for a small dog.

This location has always been popular, and for good reason, with the shopping centre, beach, lakeside foreshore, and medical centre all within a 2km radius. Port Macquarie is an approx. 20-minute drive.

Add your own personal touch and make it home, or invest by the seaside for your future, either way, at this affordable price point it's a win win. Please call Sherryl Robinson for further details on 0412 850 322.

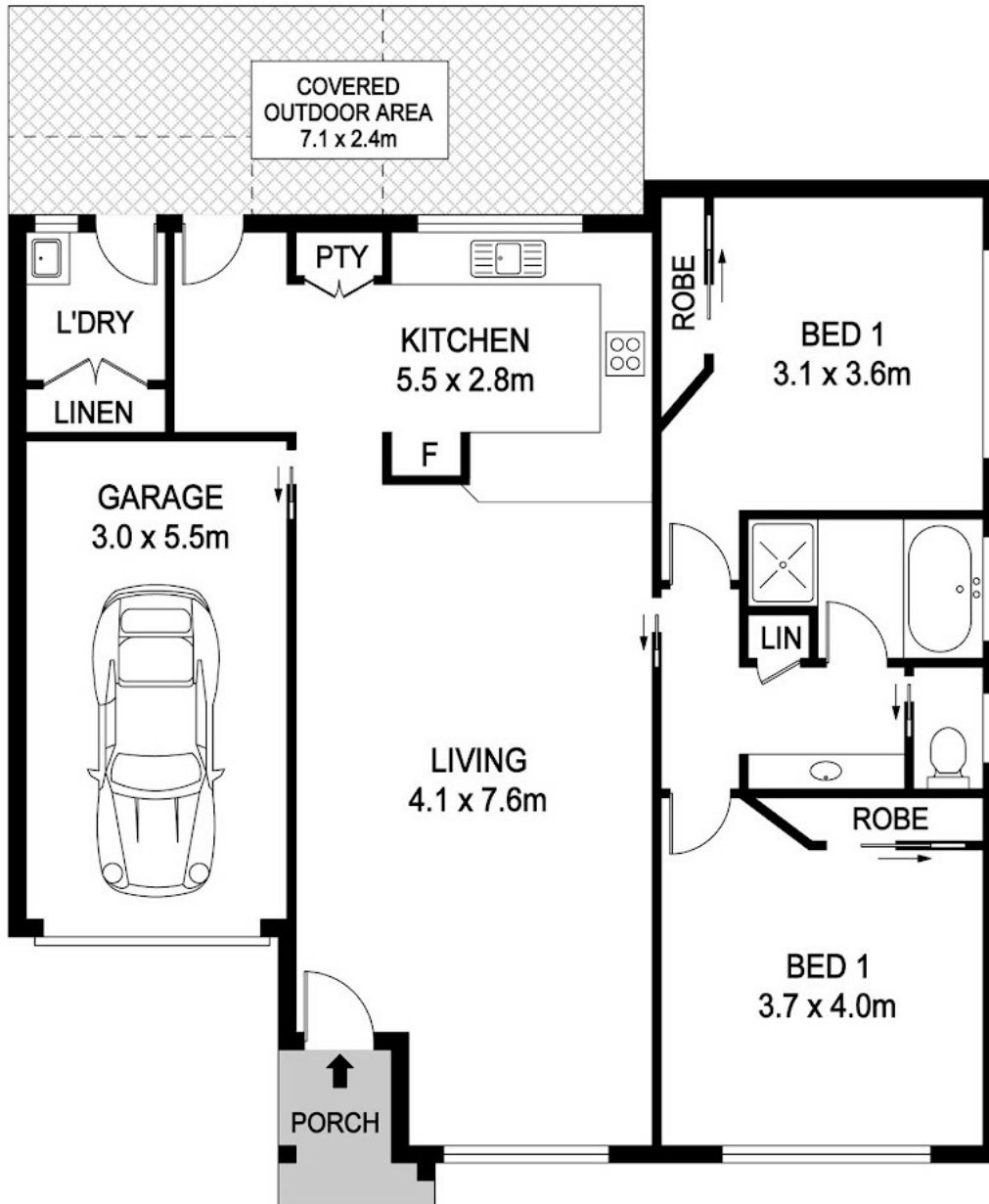
**2 BED | 1 BATH | 1 CAR**

**PRICE:**  
\$500,000

**OPEN FOR INSPECTION:**  
N/A



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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.

DISCLAIMER

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY, ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRES.

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