



SOLD

A COTTAGE WITH POTENTIAL TO BE A MANSION

The house comprises of three large bedrooms with built in robes to two, ceiling fans and air conditioners to each. One room has a wall of book shelves which make it an ideal room for children. There are two areas that can be used as living spaces both being interconnected to the kitchen area through archways. One could be used as a dining area while the other as a living area or they could both be set up as living spaces for adults and children separately. There is a set of french doors that provide access to the back yard from this area. These areas and the kitchen are cooled by a large split system air conditioner as they form one space.

The kitchen is massive with original painted marine ply cupboards, gas cook top, separate electric oven and masses of work bench and storage space including a large pantry. You could easily set up your dining area in the kitchen if you wanted and still have space to do what you need in the kitchen. Off this area is the laundry, bathroom with shower and separate toilet facilities. There is also a large storage room that has direct access to the front of the house through a separate door.

Outdoors you will find a large sheltered under main roof entertaining area, massive grassed back yard with a selection of fruit trees, a large shed/workshop for all the toys and tools and a bore pump to water your garden with. All fenced off with no rear neighbor.

Some features of the property include:

- Fully air conditioned throughout.
- New roof recently installed with heat resistant paint to reduce internal temperatures.
- New water pipes installed throughout all the way to mains supply.
- Security screens to all windows and external doors.
- Large outdoor entertaining area under main roof.
- Double carport plus open space parking behind main fence.
- 2m high fencing to sides and rear of property.
- Bore water and pump in back yard.
- Wired for use of a generator through the mains fuse box.
- 12 minutes' drive to CBD and 5 minutes to the international airport.
- Walking distance to Machans Beach School, shops, and beach front.

3 BED | 1 BATH | 2 CAR

PRICE:
\$320,000

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.