



SOLD

THREE BEDROOM SOLID TIMBER HOME AND A MASSIVE SHED ON A LARGE 1,214M2 BLOCK.

If you are a tradie and want to work from home this is the property for you. The large powered shed is massive, 10m wide X 10m deep X 3m high, and big enough to fit a truck or large caravan. Brilliant workshop for a tradie, and the property is only 100 meters from the highway. Crows Nest CBD, local school, and medical center are a short 10min walk. A beautifully landscaped garden enhances the backyard and the front of the home.

There is a huge covered entertainment area where family and friends can happily congregate all year round. Second toilet and laundry.

Sellers are motivated and will consider all offers.

FEATURES OF THE HOME

- * Combined kitchen and dining room.
- * Large spacious kitchen with plenty of bench and cupboard space. Dishwasher and built-in electric ceramic cooktop and oven with a range hood..
- * A butlers pantry is an added bonus offering extra storage
- * Spacious carpeted family room with a slow-combustion wood heater. which keeps the whole home warm and cozy in the winter months.
- * An extra feature is the sunroom that steps out from the family room. One can spend peaceful times of the day in the sun room that showcases views out of every window of the beautiful garden.
- * 3 carpeted bedrooms all with built-in robes.
- * Modern tiled bathroom with a vanity, shower, and toilet.
- * A small utility room steps down from the kitchen and out onto the large entertainment area.
- * The laundry and toilet are in a separate room in the corner of the entertainment area.
- * Ceiling fans throughout the home.

Offering a very private well-fenced backyard with open space for the pets and children to safely play.

A vegetable garden with a rainwater tank is situated behind the large steel shed.

This property has many extra features and improvements that would be appreciated by any new owner

Do the sums; Calculate the value of the property, a 1,300m2 bare block, fenced close to town appraisal at \$230,000. Shed appraisal of \$130,000.

Quality timber homes with a small shed have sold recently for \$465,000 in Crows Nest.

3 BED | 1 BATH | 3 CAR

PRICE:
\$530,000

OPEN FOR INSPECTION:
N/A



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