



SOLD

FRENCH INSPIRED RESIDENCE ON THE CANAL

Private Inspections available 7-days per week phone Marketing Agent Gaylia Griffiths 0419 879 037 to arrange.

Welcome to paradise – your dream home awaits! Nestled in the beautiful coastal town of Kingscliff in Northern NSW, this three-bedroom home is the perfect opportunity for you to start living your idyllic lifestyle. With an abundance of natural beauty and a laid-back atmosphere, this property offers you the perfect escape from your everyday life.

From the moment you step inside, you are welcomed by a modern, French inspired interior with all the amenities you need to live comfortably. The home features three bedrooms with built-in wardrobes, one bathroom plus an extra WC in the separate laundry. The kitchen has been fully renovated to a high standard with Miele dishwasher, caesarstone bench tops, large pantry and plenty of cupboards. The home is spacious with sensational views across the grassy vista to the canal from the kitchen, dining, and lounge rooms. The home benefits from being positioned on the park perimeter and on a corner block. Plus, from the spacious living area rural views of the canal and parkland may be enjoyed. The owners have put a lot of added features to the outdoor covered patio is a very special place to relax, entertain and enjoy a glass of wine or a cup of tea or coffee.

Some of the features include:

- Rarely offered, especially on the canal, three spacious bedrooms, ceiling fans and built-in robes. Two of the bedrooms have their own split-system air conditioners.
- Ultra modern renovated kitchen with Miele dishwasher, plenty of storage space, work surfaces/caesarstone bench-tops.
- The home has three good-sized, carpeted bedrooms with ceiling fans and built-in robes. Two of the bedrooms have their own split-system air conditioners.
- The 3-way tiled bathroom comprises of a separate shower room, a separate toilet, plus there is a separate dressing area with a large new vanity unit, basin and taps and a skylight in the bathroom.
- Freshly painted and new down lights throughout.
- Undercover car port and an external laundry area with additional toilet.
- Stunning outdoor room with bespoke pull-down blinds and treated painted deck and power points.
- Insulated roof throughout including the outdoor covered patio for added comfort.

3 BED | 1 BATH | 2 CAR

PRICE:
\$615,000

OPEN FOR INSPECTION:
N/A



Gaylia Griffiths
0419879037
gayliagriffiths@atrealty.com.au
www.atrealty.com.au



90/34 Monarch Drive, Kingscliff

Internal: 108 m² | External: 25 m² | Approx Total: 133 m²

While every endeavor has been made to verify the correct detail in this brochure, neither the Agent nor Seller or Contracted Illustrator accept liability for any error or omissions. Prospective buyers should make their own enquires and form their own judgement on this property.

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.