

42 COLIN STREET, KYOGLE, NSW, 2474



**SOLD**

## "ESCAPE TO THE COUNTRY IN THIS COZY 3 BEDROOM HOUSE IN KYOGLE!"

Welcome to this home located in the picturesque town of Kyogle, a tranquil, regional town nestled on the north coast of New South Wales, Australia. This three-bedroom home sits on a 607m<sup>2</sup> block and offers a wonderful opportunity to set up roots in a safe and friendly community and would be a great little starter to get into the market.

The property has a small kitchen with an upright electric stove, separate dining area and lounge room. Freshly painted interior and new ceiling fans throughout.

The bathroom has been updated with a walk-in shower and has a separate toilet.

This house has a fully-fenced backyard, perfect for young children and pets to run around and play.

The front yard has an abundance of veggies growing in raised garden beds

It is ready to move in and comes with no rental fees, so you can enjoy the benefits of homeownership right away.

Kyogle is surrounded by lush rainforest and national parks, and has easy access to the Gold Coast or Brisbane. Kyogle is the perfect spot to enjoy everything the area has to offer. The town has a vibrant community and an abundance of activities for all ages. Spend the day at one of the many local parks, take in the stunning mountain views or enjoy a round of golf or lawn bowls at the local clubs.

If you're looking for an investment or a place to call home in Kyogle, this is it! Don't miss out on this fantastic opportunity, contact us today to arrange an inspection and make your dream of owning a home in this beautiful part of Australia a reality.

Contact Lynda – 0497 395 093 OR David – 0428 322 517, lifetime locals to the area, for more information or a private inspection.

Disclaimer: The above information has not been verified. We advise you to confirm the accuracy of details before entering into a contract. Croker Realty cannot be held responsible for any inaccurate details supplied here. Buyer/s must do their own due diligence regarding drawings, floor plans, council approval and measurements etc. these have not been verified by Croker Realty

**3 BED | 1 BATH | 0 CAR**

**PRICE:**  
\$350,000

**OPEN FOR INSPECTION:**  
N/A



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Croker Realty



## FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.

42 Colin Street, Kyogle

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