



SOLD

READY FOR A NEW OWNER!

The vendors of 6 Sanctuary Place, Hillvue have now hit the open road to take in Australia's sights and this fantastic home is vacant and ready for it's new owner! Located in a tightly held pocket of Hillvue surrounded by the Longyard Golf Course, this property offers the perfect lifestyle opportunity with access to the community facilities including heated lap pool, kids pool, spa & gym (fees apply), it's only a short walk to the Longyard Golf Club, and a short drive to retail stores & food outlets, AELEC, TREC & Tamworth Sports Dome. No more leaving in the early hours of the morning for the gym or a swim as the community facility is just around the corner!

Features include:

- * Four bedrooms - three with built in wardrobes & main bedroom with his & hers walk in robe & ensuite
- * Main bathroom
- * Spacious open plan living area
- * A kitchen that would be the delight of anyone that enjoys cooking
- * Laundry
- * Double garage with remote door & internal access
- * Ducted reverse cycle air conditioning
- * Plantation shutters throughout
- * Fantastic alfresco
- * Fully fenced yard with side access & garden shed
- * Title description - Lot 66 / DP270677 (Land area 601m2 approx.)
- * Council rates approx. \$3400 per year. Council water rates are calculated on usage
- * Strata fees applicable for community facilities

If you've been searching for a modern, immaculate, low maintenance property in a great location - then look no further!

Contact Deneille (Dee) Plowman - @realty on 0488 696 563 or email dee@atrealty.com.au to arrange your inspection.

Disclaimer: All information contained in this advertisement & all marketing material for 6 Sanctuary Place, Hillvue is gathered from sources we consider to be reliable however, we cannot guarantee or give any warranty about any information contained herein. Interested parties

4 BED | 2 BATH | 2 CAR

PRICE:
\$715,000

OPEN FOR INSPECTION:
N/A



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