



**SOLD**

## THREE-BEDROOM UNIT - GREAT PRICE!

Conveniently situated in close proximity to Schools and Kelso shopping Centre, this low maintenance three-bedroom unit is ready for its new owners. With an excellent long term tenant and a very attractive price, makes this a fantastic opportunity for first-home buyers and investors alike.

Features include but not limited to:

- \* L Shape lounge / dining room with split system heating / cooling plus low combustion heater.
- \* Spacious fully enclosed back-yard, great space for the kids or animals to play
- \* Three good sized bedrooms
- \* Neat bathroom
- \* two separate carports, one with lockable gate
- \* Short walking distance to both primary and secondary schools
- \* North-facing aspect, ideal for the Bathurst climate
- \* Bus service close by
- \* Great first home, down-sizer or investment to add to your portfolio
- \* Rates \$1710.78 per year approx

Three-bedroom villas at this price are rare, act quickly, contact Leanne Hurley on 0417 655 002 to arrange your private inspection.

### DISCLAIMER

@realty have obtained all information provided here from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.

**3 BED | 1 BATH | 2 CAR**

**PRICE:**  
\$265,000

**OPEN FOR INSPECTION:**  
N/A



**Leanne Hurley**  
**0417655002**  
leanne@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)