



SOLD

PERFECT FIRST HOME IN A CONVENIENT SOUTH TAMWORTH LOCATION

Introducing 12 Cobley Avenue, South Tamworth.

It's time to upsize for this beautiful young family and hence this much loved first home is looking for a new owner. Offering the perfect opportunity for another first home buyer or investor, this property will not disappoint with the vendors crediting the location with being private, convenient, quiet, and close to everything Tamworth has to offer.

Features include:

- * Three bedrooms
- * Two bathrooms
- * Combined kitchen/dining/living area
- * Evaporative cooling
- * Split systems in the main bedroom & living area
- * Single garage incorporating a great storage area
- * Fully fenced rear yard
- * Fantastic rear deck - perfect for entertaining
- * Title description - Lot 31 / DP23401 (Land area 771m2 approx.)
- * Council rates approx. \$2680 per year. Council water rates are calculated on usage.

With a new property already in their sights, the current owners are keen to start packing so don't delay your inspection!

Contact Deneille (Dee) Plowman @realty on 0488 696 563 for further information.

Disclaimer: All information contained in this advertisement & all marketing material for 12 Cobley Avenue, South Tamworth is gathered from sources we consider to be reliable however, we cannot guarantee or give any warranty about any information contained herein. Interested parties should make and rely upon their own enquiries.

3 BED | 2 BATH | 1 CAR

PRICE:
\$450,000

OPEN FOR INSPECTION:
N/A



Deneille Plowman
0488696563
dee@atrealty.com.au
www.atrealty.com.au