



SOLD

GREAT HIGH SET, IMPRESSIVE 3 BEDROOM/2 BATHROOM LARGE HOME - LARGE FULLY COVERED DECK. PET FRIENDLY.

Impressive well presented Manor home with lots of extras and great position and pet friendly. Some of the main features are:

- + This home is a must see and one of the best positions in the Village with all the extras and a lovely garden on a large site.
 - + Rosella Place is very sort after and tightly held. The home faces north / south with a front and east facing large covered deck.
 - + Large open plan kitchen with bay window, lounge and dining area with vaulted ceilings, air conditioning, fan and modern kitchen with gas top and hob plus electric oven.
 - + The hallway leads to 3 good size bedrooms all with carpet and built in wardrobes. The large master bedroom has a walk-in wardrobe and an ensuite. There is a skylight dome that shines down near the main bathroom.
 - + The front and side covered timber deck spreads down the east side of the home and has spring loaded shade cloth blinds covering the the entire area.
 - + A large laundry with full size sliding linen press and storage leading out to the west side under the carport to the washing line.
 - + The large shed, approx. 4 x 3 metres is on the west side and has lighting and power. The long carport is able to cater for two vehicles and there is space for a patio entertainment area on the north west side.
 - + There is a good size rainwater tank for watering the garden. Dam water and rainwater for the garden are complimented with town water, if and when required. The rainwater tank is also connected to the toilets and the washing machine.
- The lovely garden and large site size compliments the home and is mainly grass and shrubs. The area is fully fenced for a dog at the rear.

This award winning pet friendly R V park Village for the over 50s has many amenities with swimming pool, men's shed, large BBQ areas, 300 acres of land, 8 ball pool hall, a 9 hole pitch and putt golf course, art and craft room, library, games room and more!

Plus no stamp duty, no Council, sewage or rubbish collection fees.
No incoming or outgoing fees and no hidden fees. Conveyancing fees all included.

3 BED | 2 BATH | 2 CAR

PRICE:
\$412,500

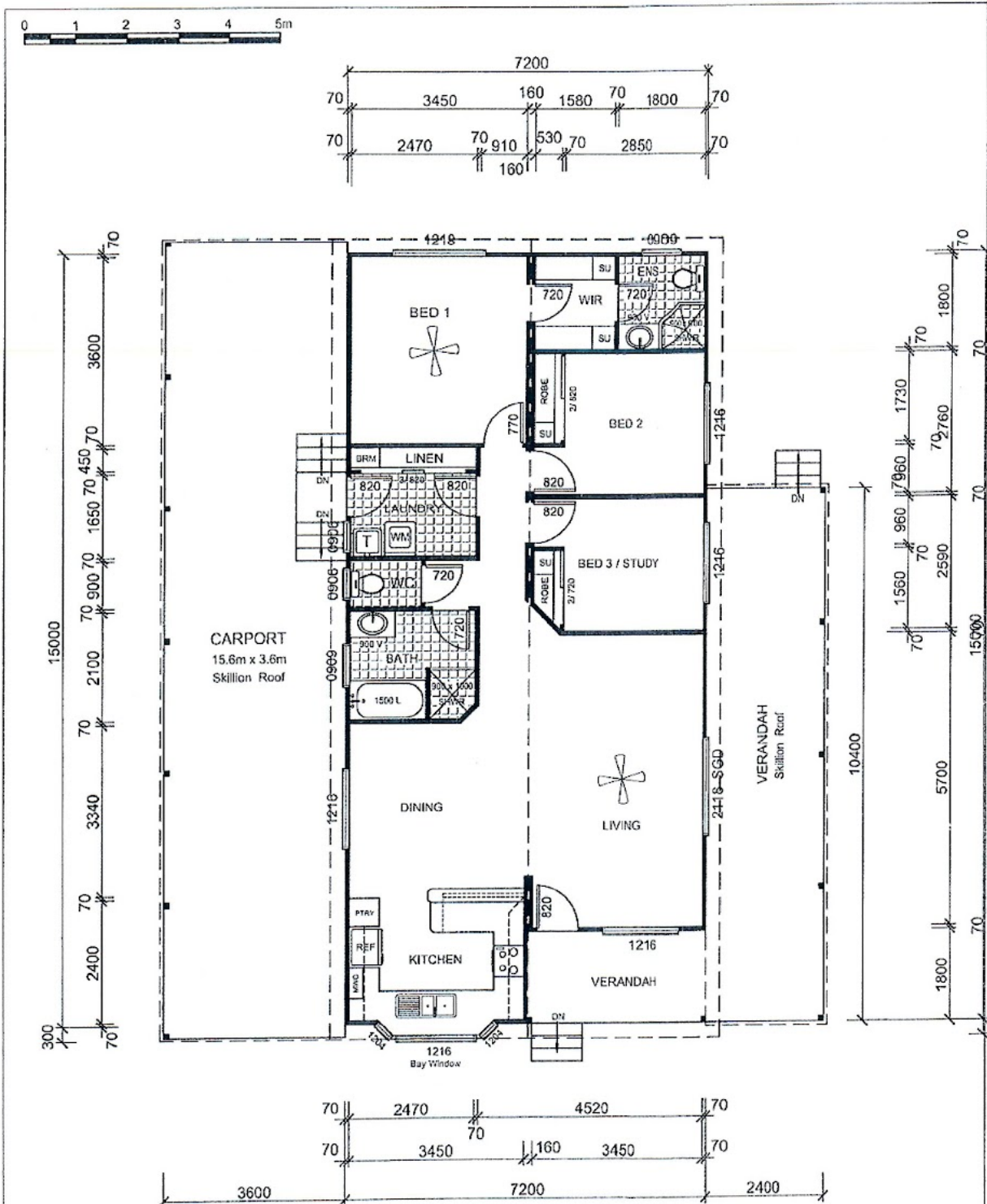
OPEN FOR INSPECTION:
N/A



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FLOOR PLAN
SCALE: 1:100 - A4

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DRAWN BY: **BJ**
CHECKED BY:

Amended 'THE WILSON 2' for:



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.