



# SOLD

## GREAT HOME - 2 LARGE BEDROOMS, NORTH FACING WITH MODERN STYLE - LOTS OF EXTRAS!

This home occupies a very large site.

Some features include:

- + Large two bedroom home beautifully situated in award winning R V Village for the over 50s.
- + North facing home with raked ceilings and bamboo flooring throughout the living areas on 700 sq. metres.
- + Covered entrance porch leading to the open plan lounge, kitchen and dining area with gas cooktop and hob and the home boasts shutters on all windows.
- + Fan and air conditioned, the modern style living area is very bright and airy and includes a dishwasher.
- + The solar system installed is a large 4.8 kilowatts so no worrying about hefty electric bills anymore!
- + The large master bedroom is carpeted, ceiling fan and airconditioned along with a full length wardrobe.
- + Bedroom two is also carpeted with ceiling fan and built-in wardrobe.
- + The bathroom is a good size with large shower and toilet and vanity unit.
- + There is a separate second toilet with vanity unit and linen closet nearby.
- + The large fully enclosed deck area is a feature and approx. 5.6 x 3.5 metres and is protected by clear rain proof protection and also shade cloth which is adjustable.
- + Outside there is plenty of land to play with and all water is on a filter system for the home.
- + The veggie garden boasts a fully enclosed fence area for an animal and plenty of water.
- + To compliment this garden there is an approx. 3.5 x 5.2 metre workshop/garage/ shed with power and lighting for the enthusiast plus a second garden shed.

More photos to follow shortly!

This award winning R V park 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.

Walk to town with Centrelink, 24 hour emergency hospital, Aldi, Coles, Woolies and all other

2 BED | 1 BATH | 2 CAR

PRICE:  
\$420,000

OPEN FOR INSPECTION:  
N/A



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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.