



**SOLD**

## RENOVATED NORTH EASTERLY FACING CANAL DUPLEX

This home is a great low set two bedroom duplex situated on a 450 sqm block overlooking the canal and boasts two living areas and open plan kitchen/dining/living. An enormous living area with high ceilings which leads out to the covered outdoor entertainment area overlooking the water has recently been added. A fireplace adds additional cosiness. The garage has been converted to an additional study/guest room and a private courtyard leads into the front entry with an outside spa bath housed in that area.

The kitchen has been renovated as has the bathroom and the home has been repainted and the floors have been re-tiled. Both bedrooms are large and have built-in wardrobes. There is a single carport with a workshop to the rear and there is plenty of room for additional car parking or your caravan. Look at these additional features:

- Reverse cycle air conditioning to master bedroom & living area with ceiling fans throughout
- Pontoon, two large sheds, 3.0 kw solar panels, solar hot water and water tank
- East care gardens and outdoor shower
- Close to transport, shops and schools

This great home will not be on the market for long so if you're interested call Geoff (your local agent) on 0414 230 130 to arrange your private inspection.

2 BED | 1 BATH | 1 CAR

PRICE:  
\$460,000

OPEN FOR INSPECTION:  
N/A



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