

# FOR SALE

87 KENT STREET, GRAFTON, NSW, 2460

5  | 3  | 4 



## ROCK SOLID HOME, ROCK SOLID INVESTMENT!

PRICE: \$625,000 - \$645,000

You will love this part of Grafton.

Whether you access the property via the Liquid Amber lined portion of Dobie Street, or the Jacaranda and Poinciana lined part of Kent, its leafy, its family friendly, and its lovely Dovedale. Close enough to sporting grounds, shops or the Clarence River; the location is warm and inviting.

The home stands proud, with its double brick construction, and commanding street appeal. Rock Solid homes are durable, made for larger families and/or dual living, and are always solid investing.

Here's why the family the will LOVE it here:

- The massive double driveway provides a platform for kids to ride scooters, play handball OR the obvious; park all the vehicles. The concrete provides a platform for caravans or boats if required, there is the double carport for easy access and there is also a deep double garage. Given there is already a large carport there is the option for 'space grabbers' to convert the garage for additional pursuits if required.
- Lower-level entry is perfect for the friends, relatives or tenants who don't do stairs. If you were wanting to convert downstairs into its own fully self-contained flattette for family or guests, the conversion would be super easy. There are multiple access points around the home ensuring a great flow from inside and outside.

OPEN FOR INSPECTION:  
N/A

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective buyer.

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