

17 COLIN STREET, KYOGLE, NSW, 2474



SOLD

CHARMING 2-BED HOME WITH VALLEY VIEWS IN KYOGLE

Nestled on 803 square metres in the heart of Kyogle, this charming 2-bedroom house at 17 Colin Street presents an exceptional opportunity for those seeking a peaceful lifestyle in NSW's Northern Rivers region. This well-appointed residence combines comfort with practicality, featuring a thoughtful layout that maximises both indoor and outdoor living spaces.

Step inside to discover a welcoming home that's been designed with modern living in mind. The property boasts two comfortable bedrooms, main with built-in wardrobe. A dedicated study provides the perfect space for working from home or pursuing hobbies, while the single bathroom services the home efficiently. Climate control is assured with split system air conditioning, ensuring year-round comfort for the whole family.

The heart of the home flows seamlessly with open plan kitchen and lounge area, and flows into a separate dining area which has a serving nook direct from the kitchen. The front balcony and garden is a perfect position for morning coffee or evening relaxation while taking in the stunning valley and hills aspect. The fully fenced property ensures privacy and security, making it ideal for families with children or pets.

- Secure parking for two vehicles with double garage
- Additional workshop space for DIY enthusiasts or tradies
- Multiple storage sheds for all your equipment and belongings
- Solar hot water system for eco-friendly living
- Rainwater tank for sustainable water usage

Kyogle offers a unique blend of small-town charm and natural beauty, serving as the gateway to spectacular national parks including Border Ranges and Toonumbar. The town is famous for its connection to the native bush turkey, celebrated with the iconic Big Bush Turkey landmark. Living here means you're perfectly positioned to explore some of Australia's most pristine wilderness areas while enjoying the convenience of town amenities.

The location provides excellent connectivity with the North Coast railway line offering direct services to both Sydney and Brisbane, making it surprisingly accessible for work or leisure travel. The Richmond River adds to the area's natural appeal, while the town's position on the

2 BED | 1 BATH | 2 CAR

PRICE:
\$549,000

OPEN FOR INSPECTION:
N/A



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