



SOLD

NEST OR INVEST - SOLD BY NATASHA 0449 281 201

Offered on a generous 619 sq. m block in the established and family-friendly suburb of Minto you will find this exquisite 3 bedroom home. Presented with 2 open-plan living areas, split-system air conditioner in the family room, excellent built-in storage, double garage and outdoor covered pergola with neat low maintenance gardens, this home is the perfect opportunity whether you are looking to invest or nest!

- Cosy up in one of the 3 well-designed bedrooms all with generous built-in storage
- Share quality family time in the spacious and comfortable lounge that flows onto the dining area
- Create delicious home cooked meals from the homely kitchen with electric cooktop, rangehood, pantry and ample cupboard storage
- The tidy bathroom offers a quiet oasis to escape to with shower, bath, vanity and a separate toilet
- Your family will love to have this much space to enjoy, with a family room with split-system air conditioning also offered just-off the kitchen
- Entertain all year round from the rear pergola area which is positioned off the family room with plenty of room for the kids to play safely in the fully fenced yard
- Complete chores from the external laundry which is featured in the back of the double garage
- Excellent opportunity for you and your family whether investing or nesting- close to a selection of local schools, shops and public transport
- Store your vehicles safe and sound in the double lock-up garage offering plenty of storage with drive through to one side.
- This well presented family home or investment also features an electric hot water system, garden sheds, concrete driveway, alarm system, TV antenna, linen press and tiled floors throughout

Extra details:

Council rates per quarter: \$334.00

Water rates per quarter: \$230.00

Potential rent per week: \$430.00 - \$450.00

PROPERTY ANALYSIS

3 BED | 1 BATH | 2 CAR

PRICE:
\$601,000

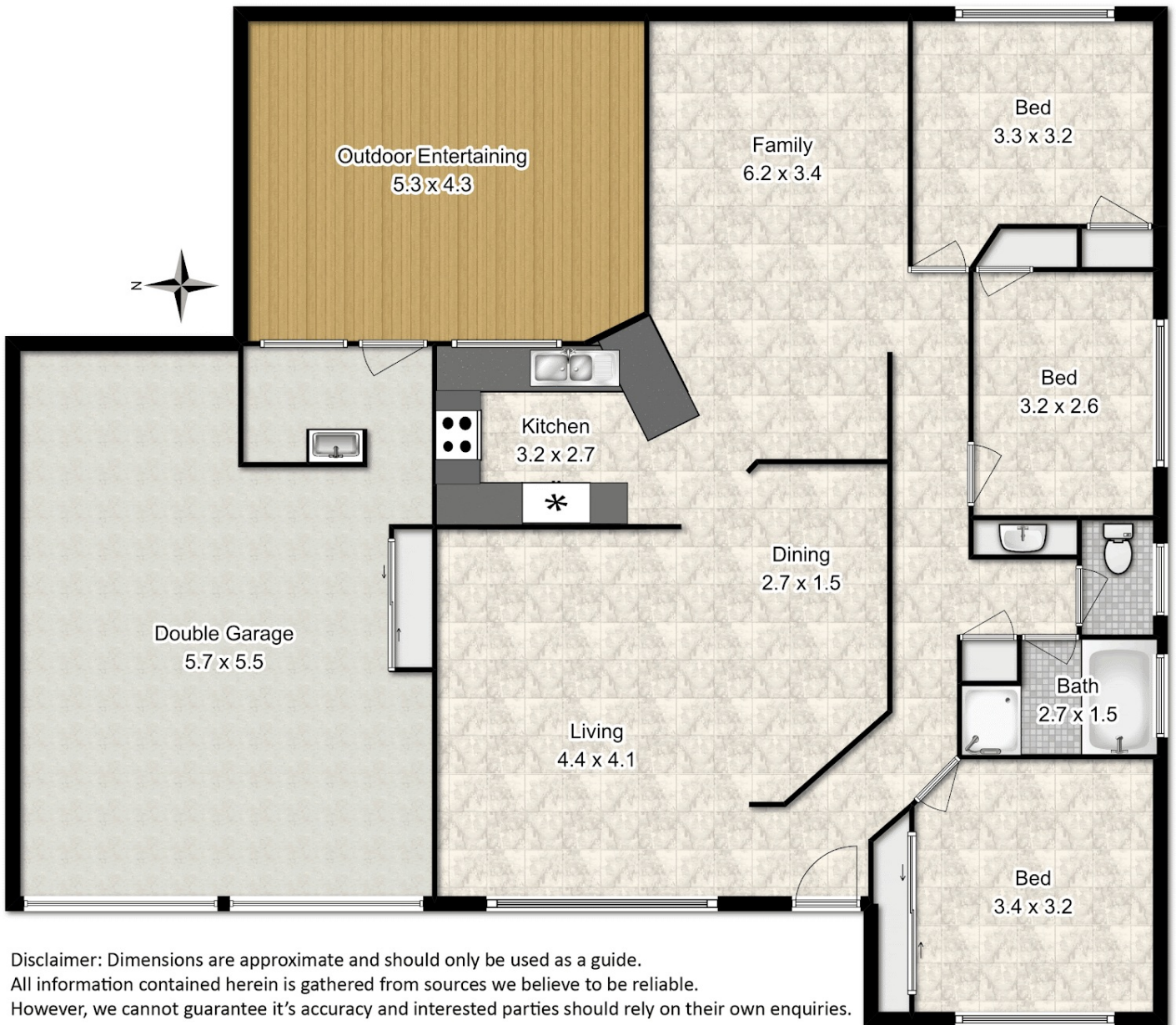
OPEN FOR INSPECTION:
N/A



Nat Williams

natahawilliams@atrealty.com.au

www.atrealty.com.au



Disclaimer: Dimensions are approximate and should only be used as a guide.
All information contained herein is gathered from sources we believe to be reliable.
However, we cannot guarantee it's accuracy and interested parties should rely on their own enquiries.

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.