



# FOR SALE

## GREAT BRICK DOWNSIZER - NEAT & TIDY ON 607M2

If you're looking for a neat, tidy and easy-care home with plenty of room to enjoy, this well-presented two-bedroom brick property could be just what you've been waiting for.

Perfectly suited to downsizers, first-home buyers or those looking for a low-maintenance property, the home is ready to move straight into and enjoy.

Inside, the open-plan lounge, dining and kitchen area provides a comfortable central living space, with air conditioning and the convenience of matching floor tiles throughout the home.

### Property Features:

- Two good-sized bedrooms, both with built-in robes
- Main bedroom with air conditioning
- Second bedroom with ceiling fan
- Open-plan lounge, dining and kitchen
- Air conditioning to the main living area
- Tiled throughout for easy-care living
- Bathroom with shower and vanity
- Separate toilet
- Internal laundry with direct access to the garage
- Separate linen press in the hallway
- Front patio providing a convenient outdoor entertaining area
- 607m<sup>2</sup> block with side access to the rear yard
- Double garage with automatic roller door
- Garage/workshop combination with concrete floor, power and lighting
- Solar panels for potential savings on electricity costs
- Neat and tidy backyard with plenty of space for gardening, entertaining or simply relaxing

The generous backyard gives you the freedom to enjoy as much — or as little — gardening as you like, while the side access adds another practical feature to this already versatile property.

Located in a quiet part of town, you'll have convenient access to local schools, the CBD and major road networks, with the beach approximately 15 minutes away.

2 BED | 1 BATH | 2 CAR

PRICE:  
\$499,000

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.