







Privacy, views and convenience

This property is positioned perfectly to capture park and rural views to the hinterland. Corner block and established trees/gardens make the home itself very private and peaceful. All this and you are still only a few streets from local schools, shopping the river, and 10 mins to the beach.

- Upper level: 3 bedrooms, 2 bathrooms, living, kitchen and office
- Down: Family room, 1 bathroom and workshop(converted garage)
- Lower level could easily be converted to granny flat/teenage retreat
- Separate office upstairs with own entry ideal for home base business
- Recent and complete renovation and redecoration throughout
- The new changes maximise usability and minimise wasted space
- Updated kitchen, bathrooms, flooring, painting & window furnishings
- Open lounge/dining, connecting verandah and covered outdoor living
- Covered access from remote double garage into the home (no stairs)
- Ultra low outgoings via solar hot water & 2KW grid connected solar
- Energy efficient lighting, heated towel rails, sky light & dishwasher
- Low maintenance hardy plank exterior, roof recently painted/restored
- Surrounding easy care gardens offer the perfect outdoor escape
- Because of the size, each garden area is like another outdoor room
- Fenced 745sqm block. Gated side access & parking pad for boat/van

3 3 2 745m2

Price	SOLD
Property Type	Residential
Property ID	2332
Land Area	745 m2
Floor Area	176.51 m2

Agent Details

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This area is really coming into its own. Major shopping/services upgrades are already complete, and the new golf course will be opening soon. If a convenient lifestyle appeals, yet you still want the benefits of being out of the rat race then this home is well worth seeing.

Investment information:
Council Rates & Water/services Charges: Approx $2600/year
Estimated Rental Income: $430/week

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