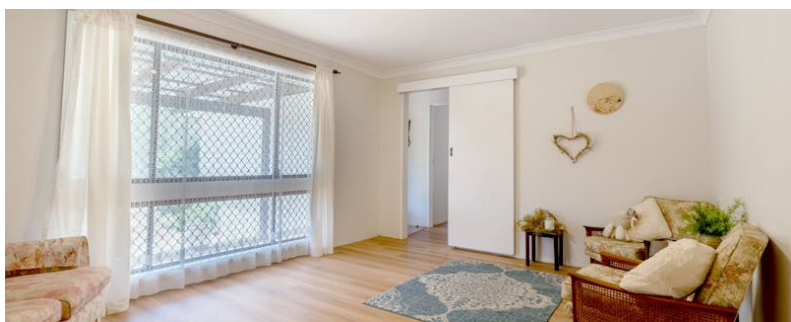




20 Veale Street, ASHMONT, NSW 2650

Investors take note.

This is the Ashmont location you have been waiting for.

Situated in a quiet street offering 3 bedrooms, good separation of the living zones, 1-bathroom, a separate toilet, a parking footprint for 5 cars and all positioned on a 635 sqm block, this home ticks all of the boxes.

Bedrooms 1-3 are complete with built-in wardrobes, good lighting, and new vinyl flooring. Bedroom 1 (master) features a mirrored built-in robe.

Windows are furnished for comfort and privacy with a mix of curtains and there is new vinyl flooring and freshly painted tones throughout the home.

A neat and tidy separate shower, bath and vanity combination is ideal for the busy professional with a separate toilet that flows on from this space.

The loungeroom is complete with vinyl flooring and curtains and interconnects with the kitchen/dining zone.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 128P0156

SALE DETAILS

\$459,950 - \$479,950

CONTACT DETAILS

,
Jerome Smith

A split system air conditioning system provides year-round comfort in all of the elements.

The kitchen is functional with plenty of cabinetry, cook top and oven. The neat laundry has direct access to the alfresco area and backyard.

The shed is complete with roller door access and ideal for extra storage or for a smaller car.

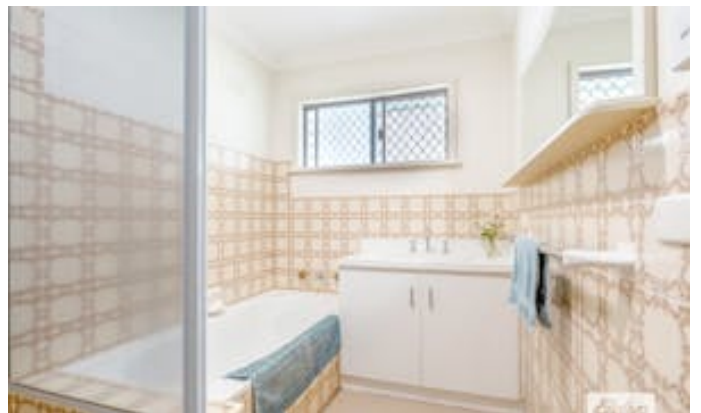
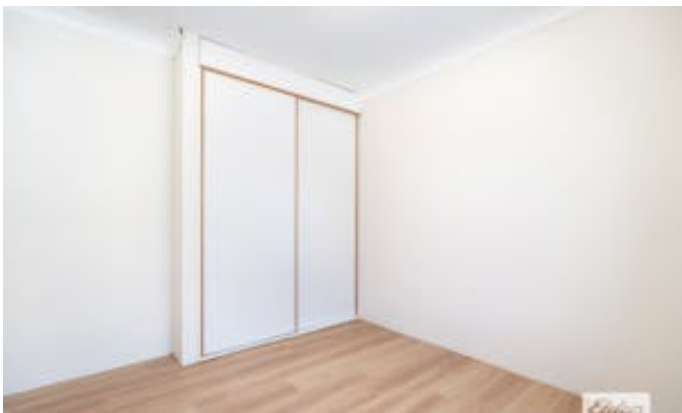
This home is in close proximity to Ashmont Public School, Saint Mary Mackillop Catholic College, South City Shopping Centre, Parks, Wagga Industry and the CBD.

With the home being currently rented out for \$470 per week, this is the ideal investment opportunity.

Call now to inspect this property.

Other features: Bush Retreat, Car Parking - Surface, Close to Schools, Close to Shops, Exhaust, Openable Windows

- Land Area 635.00 square metres
- Building Area: 118.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 4
- Single carport







Elders

Jerome Smith

0412 786 571

20 Veale Street
Ashmont NSW
2650



RESIDENCE APPROXIMATE AREA

INTERNAL AREA		91 SQM
EXTERNAL AREA		40 SQM
CARPORT		15 SQM
TOTAL		146 SQM

F = FRIDGE
CPD = CUPBOARD, WM = WASHING
MACHINE, FP = FIRE PLACE

Plans are not to scale & should be used
as a guide only. Measurements are in
metres.
MARIAH@SHININGDESIGNS.COM.AU