



## 59 Bradley Street, COBAR, NSW 2835

### Charming family home

What is there not to love about 59 Bradley Street, this three bedroom home delivers both a practical layout designed for comfortable living and rich in warmth and charm from the moment you arrive.

Step inside to discover a fresh and light-filled interior that immediately feels like home, designed for everyday comfort, featuring three bedrooms and a centrally located bathroom, presenting a great opportunity for a small family, investors or first-home buyers. The functional kitchen offers a good amount of storage and bench space, seamlessly flowing into the dining zone and sunroom providing the perfect spots for enjoying a meal and unwinding with family. The external laundry offers an additional second toilet adding extra convenience to the home.

Climate control is well covered with ducted evaporative cooling, a cosy wood fireplace and split system air conditioning within the living, dining and third bedroom. Solar panels will help to keep bills to a minimum. Secure parking is provided by a single garage with an automatic door and a handy attached garden shed will provide the perfect spot for tinkering and extra storage needs.

The front and back yards are well established and sure to impress with flowering

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**TYPE:** For Sale

**INTERNET ID:** 300P192683

**SALE DETAILS**

**\$320,000**

**CONTACT DETAILS**

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gardens and trees, creating an aesthetically pleasing space for all to enjoy.

Being offered to the market for the first time and loved by the one family, this property will tick all the boxes for buyers looking for simplicity, convenience and overall charm.

Disclaimer: information in this brochure is not independently verified. The vendor and agents disclaim liability, and accuracy is not guaranteed. Prospective purchaser should exercise their judgement.

Other features: Heating

- Land Area 556.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Single garage
- Floorboards





