



2 Sherrard Crescent, DUBBO, NSW 2830

AFFORDABLE FAMILY HOME WITH PARKLAND OUTLOOK

Positioned within the sought-after Outlook Estate and enjoying the rare advantage of no neighbour on one side, this modern four-bedroom, two-bathroom residence embraces a peaceful northerly aspect with leafy views across the adjoining reserve. Thoughtfully designed for relaxed family living, the home offers a spacious, light-filled layout that feels both functional and inviting, while presenting an exciting opportunity for cosmetic updates to further elevate its contemporary appeal and add value. At its heart, open-plan living zones flow effortlessly to a large covered outdoor entertaining area, complete with an outdoor BBQ kitchen-perfect for hosting gatherings or simply unwinding while taking in the tranquil green outlook. With its enviable position, solid foundations, and scope to personalise, this is a home that seamlessly combines lifestyle, comfort, and future potential.

Features include:

- * Four bedrooms with built-ins â## master with walk-in robe
- * Two bathrooms including ensuite
- * Open plan family/ dining adjoining kitchen

TYPE: For Sale

INTERNET ID: 300P194210

SALE DETAILS

\$745,000 - \$795,000

CONTACT DETAILS

Elders Real Estate
36 Wingewarra Street
Dubbo, NSW
02 6881 7800

Brentley Goodwin
0427 744 798

- * Separate rumpus room (second living area)
- * Zoned ducted reverse cycle heating & cooling
- * Kitchen with feature concrete island bench & 900mm oven
- * Large covered outdoor entertaining area with outdoor kitchenette/ BBQ
- * Double lock up garage with internal access
- * Stamped concrete driveway & paths to exterior
- * Approx. 565sqm block with no direct neighbour on northern boundary
- * Outlook Estate location
- * Brick veneer home with Colourbond roof built approx. 2020

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

Other features: Area Views, Close to Schools, Close to Shops, Close to Transport, Openable Windows

- Land Area 565.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage



