



81 Sterling Street, DUBBO, NSW 2830

PRIVATE COTTAGE CHARM IN THE HEART OF SOUTH DUBBO

Set behind a lush hedge that creates an immediate sense of privacy and tranquility, this neat and sweet cottage-style home is perfectly positioned in one of South Dubbo's most convenient and desirable locations. Brimming with warmth and character, the residence offers a well-balanced layout with inviting interiors that cater effortlessly to families, first-home buyers, or astute investors. Outdoors, a generous backyard opens up a world of opportunity-ideal for entertaining, gardening, future extensions, or simply enjoying the space. Combining timeless appeal, seclusion, and exciting scope to add value, this delightful home presents a standout lifestyle opportunity in a tightly held setting.

Key Features:

- * Three comfortable bedrooms filled with natural light
- * Two well-appointed bathrooms
- * Three car accommodation
- * Generous 764 m² allotment

TYPE: For Sale

INTERNET ID: 300P195521

SALE DETAILS

\$625,000 - \$675,000

CONTACT DETAILS

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

Brentley Goodwin
0427 744 798

- * Charming cottage style facade with excellent street appeal
- * Private front hedging creating a peaceful, secluded atmosphere
- * Practical, family friendly layout with warm, inviting interiors
- * Expansive backyard with ample space for entertaining or future improvements
- * Ideal for families, first home buyers, or savvy investors
- * Sought after South Dubbo location close to schools, shops, and amenities
- * Annual council rates \$3,235.94 pa approx.

- * A charming and versatile home offering comfort today and potential for tomorrow in one of Dubbo's most popular neighborhoods.

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.

- Land Area 764.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Single garage
- Single carport





