



## 92 Byrne Circuit, MOIL, NT 0810

### SOLID GROUND LEVEL HOME WITH A DIFFERENCE

This traditional solid brick, ground level family home set upon a spacious 762m<sup>2</sup> land allotment that features the unique addition of an extended roofline and ceiling around the original structure, with cement flooring and semi enclosed walls separated by security screen partitions. Not only does this space lend itself to a multitude of purposes and uses but it increases the overall living space of the home by double! The open floor plan design offers spacious living areas, three good sized bedrooms, an upgraded bathroom and a decent sized kitchen. The fully secured yard features multiple areas sectioned off with additional fencing, great for containing the kids and pets!

What we love about this home:

Spacious open plan dining and living area with potential additional living spaces features in the sprawling semi enclosed structural extensions

Good quality kitchen with standalone electric oven/stove, plentiful storage, cupboard and bench space

Three good sized bedrooms with split system air-conditioning and built-in mirrored robes

**TYPE:** Sold

**INTERNET ID:** 300P64327

**SALE DETAILS**

**UNDER CONTRACT**

**CONTACT DETAILS**

**leanyer**

Shop 13B Hibiscus  
Shopping Town 8 Leanyer  
Drive Leanyer  
DARWIN, NT  
08 8995 7500

**Derek Hart**

0409 702 631

Upgraded main bathroom features floor to ceiling tiles with spacious shower recess with glass panels and a mirrored vanity with storage

Split system air-conditioning, ceramic flooring to the main areas and security screens throughout

Internal laundry located in the extension area with separate W/C

Secure and fully fenced yard with established gardens and partition fencing to section off parts of the yard

Undercover carport structure for 2 cars

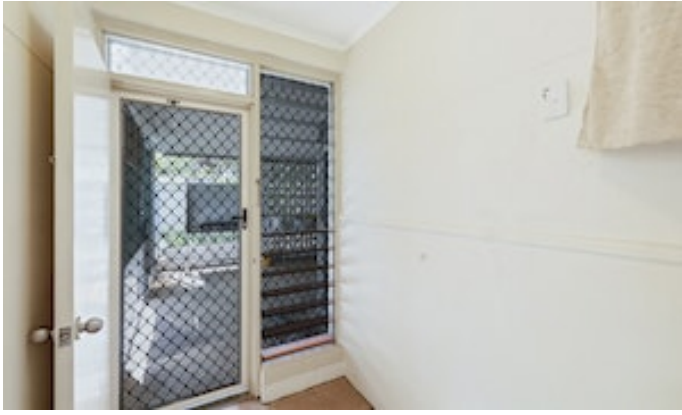
Garden shed

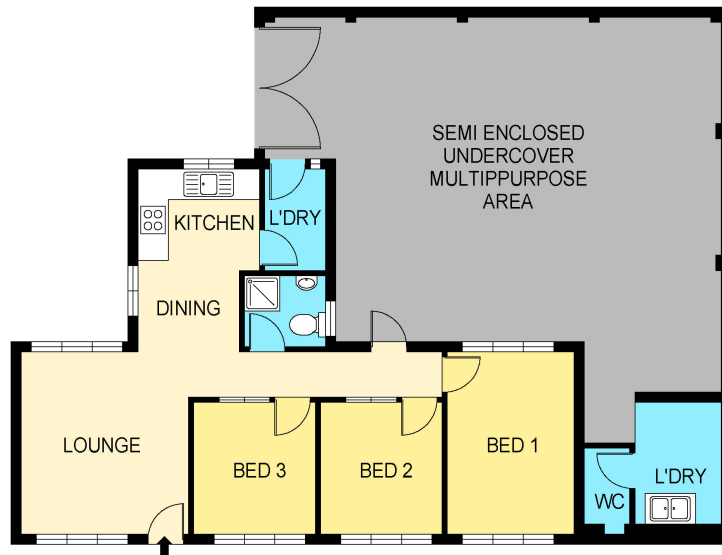
This solid quality home is in great well-maintained condition with a very interesting design which is sure to capture the interest and attention of those looking for extra space. An ideal starter in a great central location with all essential amenities and facilities all very close by. Whether you are looking for a sound rental investment or entry into the market as a first home buyer this property has got you covered. Organise your inspection today!

The current owner has placed the property on the FASTRAK sale process and is willing to look at all offers as there is no set price. "Make a Start with Team Derek Hart".

- Land Area 762.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Double carport







Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries

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