



## 6/8 Norfolk Avenue, PORT MACQUARIE, NSW 2444

### Spacious Villa Close to Town and Beaches

How about this for a savvy little beachside investment ?

Privately tucked away in a picturesque little pocket just 5 minutes stroll to Rocky Beach, this 2BR villa sure is a size surprise and a great opportunity for those looking to invest in the heart of Port Macquarie's thriving property market.

An original design with modern updates, the villa includes a large light filled lounge room, spacious kitchen with all the mod cons overlooking the gardens, and two generously sized bedrooms with extensive built-in robes. A contemporary bathroom includes a luxurious bathtub and super-sized shower. Neatly tucked away is a functional laundry with extra WC. Additional inclusions comprise of ceiling fans, great storage, quality appliances, and a secure lock up single garage,

Outdoors is low maintenance with established gardens, lush level lawn, sun-drenched backyard, and a quaint front porch, just ideal to relax in privacy and listen to the sounds of the ocean.

All level living in a location that's second to none, this prime location is walking distance

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:** Sold

**INTERNET ID:** 5P20906

#### **SALE DETAILS**

**Contact Agent**

#### **CONTACT DETAILS**

**Elders Real Estate**

62 Clarence Street  
Port Macquarie, NSW  
02 6584 1199

**Adam Holborow**

0422 788 879

to shops, Bowling Club, sporting fields, parks, beaches, restaurants, cafes, medical and so much more. Be sure to move quick on this one!

#### Property Description

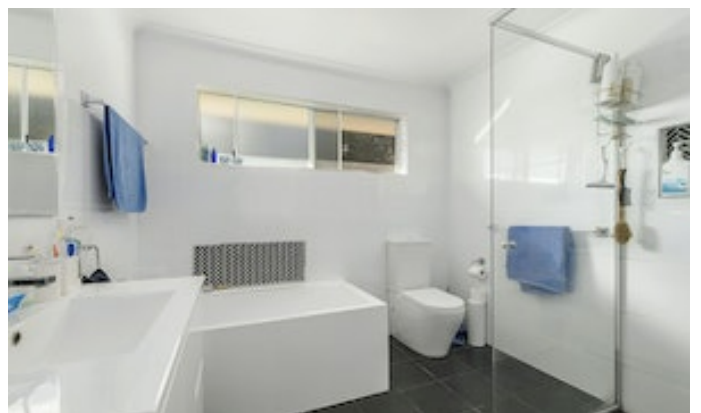
- Great size villa in close to beach location
- Modern bathroom includes luxury bathtub
- Spacious kitchen overlooks the gardens
- Ceiling fans, lock up garage
- Sunny backyard and charming porch entry
- Short level walk to beaches, cafes, shops

**DISCLAIMER:** The information contained in the advertising of this property is based on information provided to the agents, and the vendor and agents expressly disclaim any liability arising therefrom. The accuracy of the information cannot be guaranteed, and prospective purchasers should make their own enquiries and form their own judgement as to these matters.

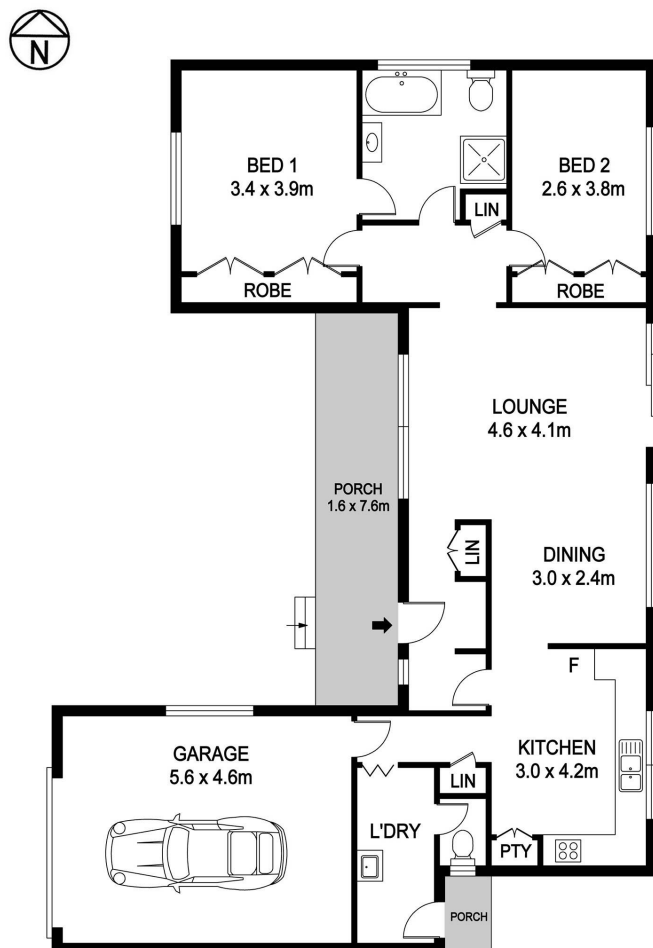
Other features: Carpeted, Close to Schools, Close to Shops, Close to Transport, Couples, Downsizing

- Bedrooms: 2
- Bathrooms: 1
- Car Parks: 1









6/8 Norfolk Ave, Port Macquarie

INTERNAL : 120.9m<sup>2</sup>  
PORCH : 12.2m<sup>2</sup>

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