



## 7 Maria Court, CONDONG, NSW 2484

### Big, Bold and Beautiful

A home jam packed with features, situated in the close-knit community of Condong and in a cul-de-sac position and only a leisurely stroll to the renowned boat ramp and water's edge of the Tweed River.

An executive style residence with a double door entrance to the foyer offering a sense of grandeur from the moment you step inside the home. Tile features including a stack stone feature wall and the in-built marble dining table are eye catching and provide a neutral contrast to the other pops of bold colour throughout the home.

An open plan concept with a wonderful flow through with the large living space to the right and the kitchen to the left with brand new Westinghouse appliances and overlooking the undercover and North facing entertaining area and yard which is an ideal space for a pool. Around the side of the home, which is well appointed on the 609m2 block, is enough room to allow for a boat or caravan.

Offering 4 bedrooms, the master with an open ensuite and private toilet is located on the ground level and provides a large walk in robe. The other 3 bedrooms, all upstairs with ceiling fans and built in wardrobes and the main bathroom with bath tub, shower and separate toilet.

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:** 71P0819

#### SALE DETAILS

**\$835,000**

#### CONTACT DETAILS

**Tweed Valley & Coolangatta**

1/36-42 Main Street & 3/70 Griffith Street  
Murwillumbah & Coolangatta, NSW/QLD  
02 5602 2950

**Amy Rosser**  
0409 641 193

Other features include;

- Remote double garage with storage space
- Additional Storage under stairs
- Powder room located on ground floor
- 609m2 block with room for additions
- Slightly elevated from the street
- Quiet cul-de-sac position
- Leisurely stroll to the Tweed River
- Access to M1 both North & South
- Bowling Club and Post Office with both pre and primary Schools operating remotely
- 6 minutes to Murwillumbah CBD

#### FREQUENTLY ASKED QUESTIONS;

Q: Did this property flood?

A: No, this property has never flooded

Q: What year was this property built?

A: 2004

Q: Does this property have air conditioning

A: No, it doesnt but all fans have been replaced throughout and is situated on the block to capture the river breeze on both ground and first floors of the home

Amy Rosser - 0409641193 - Proudly representing the sale of this property

#### Disclaimer:

All information contained herein is gathered from sources we believe to be reliable. Elders Tweed Valley and its staff will not be held responsible for any act or omission arising from the accuracy of such material.

We cannot guarantee its accuracy and interested persons should rely on their own enquiries.

Other features: Carpeted, Close to Schools, Close to Shops, Close to Transport, River Views

- Land Area 609.00 square metres
- Building Area: 198.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage
- Ensuite



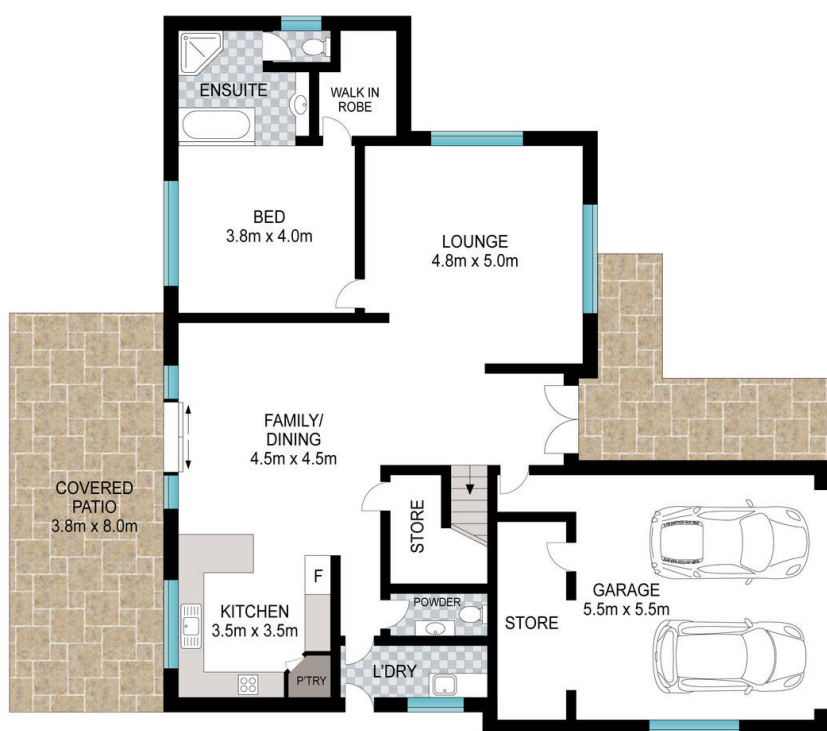




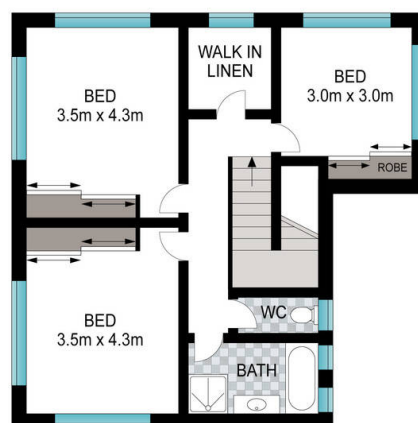








**GROUND FLOOR**



**TOP FLOOR**



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.

INT: 235 m<sup>2</sup>  
EXT: 40 m<sup>2</sup>

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