



15 Frances Street, TAREE, NSW 2430

Neat, Sweet & Priced to Treat

Whether you're stepping into the market for the first time, adding to your investment portfolio, or downsizing from the land and looking for something easy to manage, this tidy home is one you won't want to miss.

Perfectly positioned within a short walk to Taree West Primary School and just moments from a handy local shopping centre offering a general store/bottle shop, butchery, bakery and service station, this property delivers everyday convenience without the upkeep.

Inside, the home features two generous bedrooms, both with ceiling fans. The main bedroom includes a split system air conditioner and handy ensuite-style access to the main bathroom, making day-to-day living a breeze.

The heart of the home is the open plan lounge, dining and kitchen area, complete with modern kitchen cabinetry, under-bench oven, and air conditioning to the living space for year-round comfort. Another handy space with a walk in storage cupboard presents the perfect spot for a study / home office.

TYPE: For Sale

INTERNET ID: 93P2347

SALE DETAILS

\$469,000

CONTACT DETAILS

Troy Loretan
0400 530 269

Additional features include:

- Second toilet
- Internal laundry
- Fully covered outdoor entertaining area
- Well-fenced, easy-care yard
- Tool shed
- Garage and carport plus a shade sail for extra vehicle accommodation
- NBN internet connected

Set on a 450sqm fully serviced town block, this home is as practical as it is appealing.

Investors take note, this property is expected to return \$460 per week in the current market.

Neat, low maintenance and packed with value â## this is smart buying in a convenient location.

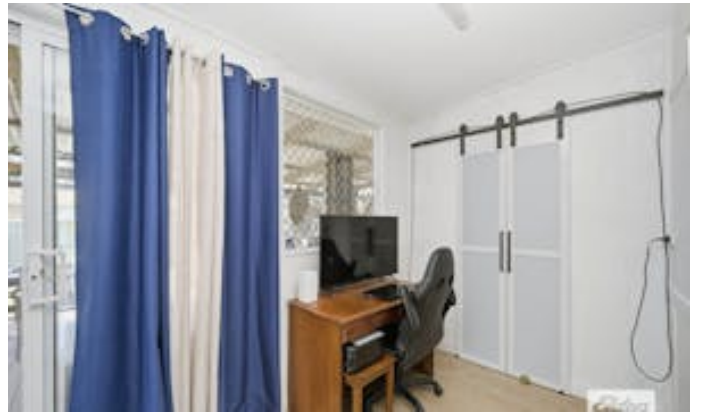
We invite you to arrange for your private inspection by calling Troy Loretan on 0400 530269 or 65510999.

*Information contained on any marketing material, website or other portal should not be relied upon. You should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property.

Other features: Car Parking - Surface, Carpeted, Close to Schools, Close to Shops, Close to Transport

- Land Area 450.00 square metres
- Bedrooms: 2
- Bathrooms: 1
- Single garage
- Single carport









This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.