



## 14 Fuchsia Drive, TAREE, NSW 2430

### RARE TORRENS TITLE VILLA WITH NO STRATA FEES

Perfect for first home buyers, downsizers, or savvy investors, this immaculate brick and tile duplex offers the ultimate blend of low maintenance living and functional design. Positioned as a single story, flat home, it delivers easy accessibility without compromising on space or comfort.

A HUGE bonus for this lovely villa is the fact that it is not strata titled meaning that you pay your own council / water rates and insurances. There are no strata fees what so ever!

#### Key Features You'll Love:

Two generously sized bedrooms, both equipped with large built-in wardrobes. The master bedroom features a ceiling fan for year round comfort.

Smart 3 way main bathroom designed for ultimate convenience, it features a separate toilet, a relaxing bathtub, and an oversized shower.

A bright and airy open plan kitchen, living, and dining area. The spacious living room easily accommodates a large lounge suite and an additional sitting area.

**TYPE:** For Sale

**INTERNET ID:** 93P2406

#### SALE DETAILS

**\$475,000**

#### CONTACT DETAILS

**Troy Loretan**  
0400 530 269

The well laid out functional kitchen is the heart of the home, complete with a quality freestanding oven and ample prep space.

The internal laundry has a handy second toilet. Efficient gas heating connections, and a fast NBN connection already in place.

Secure parking is a breeze here with a single lock up garage with easy internal access.

Step outside to your private oasis. The property boasts a beautiful east facing outdoor deck at the rear, perfect for enjoying your morning coffee while soaking up the early morning sun. The backyard is fully fenced, easy to maintain, and includes a handy garden shed for extra storage.

An absolute must see property. Whether you're looking to simplify your lifestyle or secure a rock solid investment, this Torrens Title duplex ticks all the boxes.

We warmly invite you to call Troy Loretan on 0400 530269 to arrange your private inspection of this impressive property.

\*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 regarding any advertised property or its information.

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

- Land Area 317.00 square metres
- Bedrooms: 2
- Bathrooms: 1
- Single garage









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