



## 64 Arinya Street, TAMWORTH, NSW 2340

### Beautifully Maintained Home with Space, Comfort, Privacy & Modern Updates

Positioned in a convenient Tamworth location, this beautifully maintained home offers generous indoor and outdoor space, along with a long list of modern updates for comfortable family living.

Inside, the home has been thoughtfully cared for and features ducted evaporative cooling, ducted heating through the ornate fireplace, and reverse cycle split systems throughout for year-round comfort. The home also benefits from updated plumbing and a new meter box, giving buyers added peace of mind.

Designed for practical living, the spacious floorplan includes a formal lounge that flows through to the family room and kitchen area, creating plenty of room for both everyday living and entertaining. The kitchen and laundry have both been beautifully updated, while the bedrooms are all generously sized and include large built-in wardrobes. Two bathrooms add extra convenience for busy mornings.

Outside, the property continues to impress with front, side and rear yard space and a great entertaining space to enjoy these beautiful Autumn days, while high timber fencing and new colorbond fencing along the rear boundary enhance both privacy and presentation. A double lock-up garage and separate lock-up storage room add even

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**TYPE:** For Sale

**INTERNET ID:** L11651167

#### SALE DETAILS

**\$679,000**

#### CONTACT DETAILS

**Elders Real Estate  
Tamworth**

247 Peel Street  
Tamworth, NSW  
02 6766 1666

**Jacob Hart**  
0467777535

more practicality to this well-rounded home.

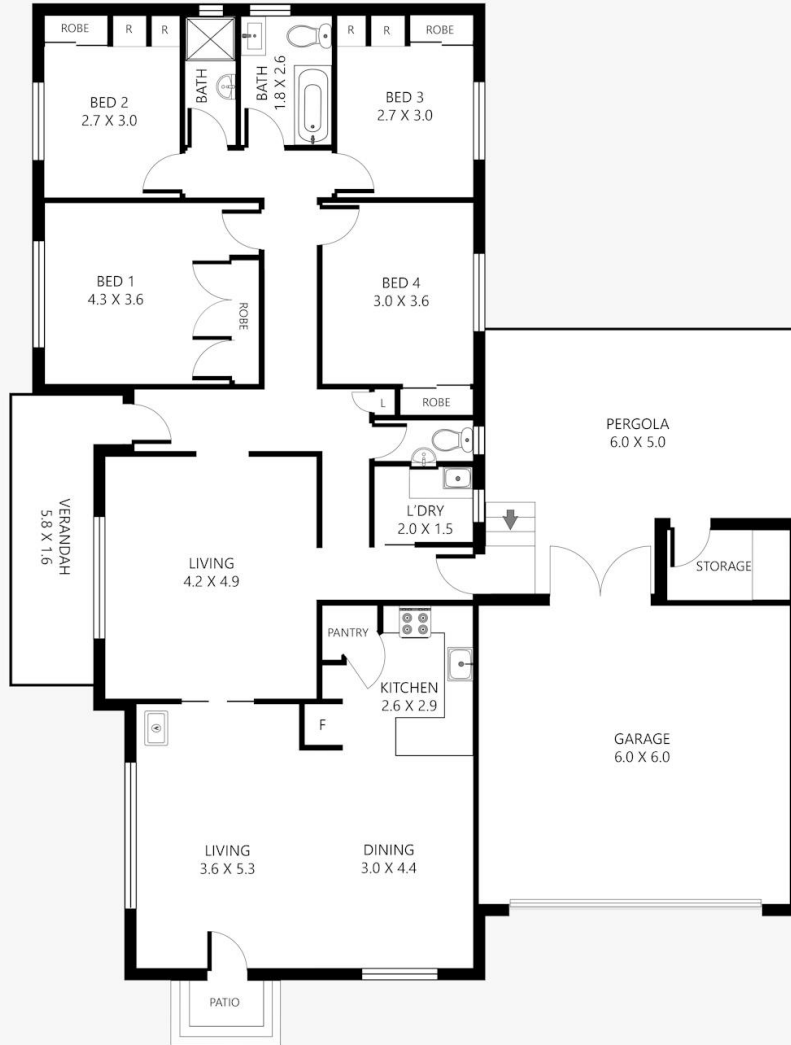
Attractive features include:

- Beautifully maintained home with modern updates
- Recently replaced oven and dishwasher
- Private setting with high timber fencing
- New Colorbond fencing along the rear boundary
- Side access to front yard as well
- Front, side and rear yard space
- Reverse cycle split systems throughout
- Updated plumbing and new switchboard
- Beautifully updated kitchen and laundry
- Rates \$785 per quarter
  - Land Area 556.00 square metres
  - Bedrooms: 4
  - Bathrooms: 2
  - Double garage
  - Floorboards





# 64 Arinya Street, Hillvue



Disclaimer: This plan is not to scale and is for illustrative purposes only. Measurements are approximate only. Placement of doors, windows and all other items are approximate. Elders gives no guarantee or warranty as to the accuracy or layout. Any person using this information should rely on their own enquiries.