

# 1/208 Melbourne Street, Mulwala, NSW 2647



## Unit For Sale

Saturday, 3 February 2024

1/208 Melbourne Street, Mulwala, NSW 2647

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 4**

**Area: 403 m2**

**Type: Unit**



Alexandra Exton  
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**\$550,000 - \$600,000**

Immaculate presentation combined with a convenient location along Mulwala's most iconic strip, this property offers walking distance to both town centres, whilst a stone throw from Lake Mulwala, Ski Club, shops and much more! Situated at the front of a well-established complex with minimal B.C fees, the unit has recent renovations with a fresh rendered façade and neutral colour pallet throughout. Light and bright internally and a well thought floor plan makes living comfortable, featuring an open plan kitchen, dining and living area filled with natural light creating an airy and spacious atmosphere. Boasting two generous sized bedrooms providing ample space for families or ideal for guests, the master offers a private powder room, whilst both bedrooms serviced with a modern central bathroom. Reverse cycle split system and the bonus of ceiling fans will ensure year-round comfort especially on those hot summer days! Externally enjoy the large entertainment area perfect for accommodating family and friends, whilst the gardens are low maintenance and manicured. Secure fencing, lockable garage and direct side access ideal for boats, caravans, or additional car storage, with potential for a second driveway directly from Melbourne Street (STCA). Providing opportunity for an investor, retiree, holiday maker or someone simply wanting to downsize still with plenty of room, this property is the perfect opportunity! For more information contact our team today on 03 5743 1400.