

**10 Niemann Court, Driver, NT 0830**

**CENTRAL**

**House For Sale**

Saturday, 3 February 2024

10 Niemann Court, Driver, NT 0830

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 809 m2**

**Type: House**



Daniel Harris  
0889433000



Ryan Rowsell  
0889433000

## Offers over \$585,000

Text 10NIE to 0472 880 252 for property reports and more information

Guaranteed to put a smile on your face, this gorgeous elevated home is manicured to perfection from front gate to the workshop shed and everything in between making it a must see for the savvy home buyer looking to take their lifestyle to the next level. Positioned at the end of a quiet dead end street with no through traffic and a parkland siding onto the home, this property has dual under home parking plus a side gated entry point to the backyard allowing you to park up the boat or hobby vehicle in the workshop at the back or perfect access for a caravan. The workshop doubles as a mancave and includes a mezzanine storage level and A/C! The perfect space to tinker away without distraction. Under the home is an impressive landscaped oasis with a rockery waterfall that winds through a cascade of tropical gardens with stepping stones that lead to secret sitting areas and a decked entertaining space. There is under home entertaining areas with room for the mounted TV plus views over the gorgeous gardens – and to utilise an otherwise dead space, a large rockery Zen garden with a smiley face that will excite the kids and spark conversations. Upstairs the home basks in the quintessential Territorian lifestyle with sky high ceilings and light filled living areas with an open plan design and solid foundations. This home was built to last, one of only 3 ever built in the NT. The living areas are supersized and offer views over the gardens plus access to a treetop balcony that overlooks the gardens below. The kitchen has wrap around counters plus a pantry and garden views of course with an easy flow through to the dining room and a secondary living space. The home offers 3 traditional bedrooms; two with built in robes. The master bedroom offers an exclusive walk in robe with an abundance of storage plus a private ensuite bathroom with shower. Additionally there is a home office / studio as well. Within the neighbouring suburb there is a swimming pool and community tennis courts along with a senior campus and beyond this there are both public and private schooling options. Nearby is the Marlow Lagoon Dog Park and community parklands along with the Durack Golf Course and so much more. The home is under 5 minutes from the Palmerston CBD and surrounded by predominantly owner occupier neighbours.

First time offered in 20 years!

- Quintessential elevated family home with exceptional views at the end of a quiet street
- Siding onto a parkland with walking paths and green spaces to enjoy as a 2nd backyard
- Carport parking under the home for 2
- Side gated entry to the yard with access for the boat or trailer or van
- Laundry room / storage room under the home
- Entertaining areas overlook the gorgeous manicured gardens
- Workshop shed with mezzanine storage level and A/C
- Cascading waterfall winds through tropical foliage
- Decked outdoor entertaining areas
- Upstairs the home has a treetop balcony that overlooks the gardens
- Enormous living room with tiled flooring and sky high roofline
- Kitchen has wrap around counters plus a pantry as well
- Dining room and secondary living room plus a home office
- Master bedroom suite with enviable walk in robes
- Ensuite bathroom to the master bedroom suite
- Main bathroom has a shower and central vanity
- Solar hot water and 6kw solar electric system to reduce power bills

Turn key home, take your lifestyle to the next level

- Lovingly maintained and cared for by current owner

Around the Suburb:

- Walk to community parklands and play areas for the kids
- Ride your bike with the kids to public and private school options
- Pop up to the Palmerston Golf Course for a meal
- Palmerston CBD for shopping and news agency
- Spend your free time at the Palmerston Water Park or Skate Park
- Take a stroll along the lakes in Gunn or Durack
- Activities and markets for the family in the Quarter

Council Rates: \$1,853 per annum (approx.)  
Date Built: 1996  
Area Under Title: 809 square metres  
Zoning Information: LR (Low Density Residential)  
Status: Vacant Possession  
Building Report: Available on webbook  
Pest Report: Available on webbook  
Easements as per title: None Found