

# 12/11 Wagners Place, Mardi, NSW 2259



## Townhouse For Sale

Wednesday, 3 April 2024

12/11 Wagners Place, Mardi, NSW 2259

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 3805 m2**

**Type: Townhouse**



Josh Horner

## **\$590,000 Guide**

Private inspections welcomed This surprise package is as charming as it is convenient. Neat and tidy, the home offers open-plan living and dining opening to a delightful sun-soaked rear courtyard garden. Positioned in the Cobbs Village Estate, you will have access to the sparkling community pool and tennis court: the perfect lifestyle additions without the maintenance. Centrally located in the blue-ribbon suburb of Mardi, just moments to Westfield, M1 and rail.- Galley style kitchen with open-plan dining and living - Delightful outdoor living with paved and grass areas- Three bedrooms with built-ins to master and second bedroom- Second toilet on ground floor in laundry - Wide stairwell easy to manoeuvre furniture- Under stair storage - Separate lock up single garage with second owner parking spot beside- Located minutes to Westfield Tuggerah, M1, Rail and local schools- Rental appraisal on requestKey details:Strata + Community Title = \$1,150 P/Q approx.Council Rates: \$277 Approx. P/QWater Rates \$280 Approx. P/QDISCLAIMER: This advertisement contains information provided by third parties. While all care is taken to ensure otherwise, The Horner Agency does not make any representation as to the accuracy of any of the information contained in the advertisement, does not accept any responsibility or liability, and recommends that any client make their own investigations and inquiries. All images are indicative of the property only.