

**12/713 Hume Highway, Bass Hill, NSW 2197**



**Villa For Sale**

Thursday, 30 May 2024

12/713 Hume Highway, Bass Hill, NSW 2197

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Villa**



Graeme Rudder

0410306880

**\$549,950**

This is a Land Lease Community for over 50's located next door to Bass Hill Plaza, which has the main bus terminal for the area. There is also a Medical Center across the road and in the Plaza. This modern home offers 3 big bedrooms, all with built-ins and a spacious open plan Lounge and Dining area. You will enjoy the modern poly kitchen with its stainless steel appliances including dishwasher and gas cooking. Stylish modern bathroom plus a second toilet near the laundry. Attached lock-up garage with remote entry, and landscaped gardens all around. Many extras like split system air conditioning, and an elegant undercover entertaining area. Many extras like Roller Shutters on all the front windows, ceiling fans, garden shed, pantry cupboard, and much more. Please note we are selling the house only with lease of the land costing \$177.50 per week [Pensioners qualify for a fortnightly rebate of \$150.00] Which takes the weekly lease fee to \$102.50, plus they will be entitled to an annual rebate on their utility costs. Call Graeme on 0410306880 to inspect by appointment.