

132 Clarence Street, Grafton, NSW 2460



House For Sale

Friday, 10 November 2023

132 Clarence Street, Grafton, NSW 2460

Bedrooms: 4

Bathrooms: 2

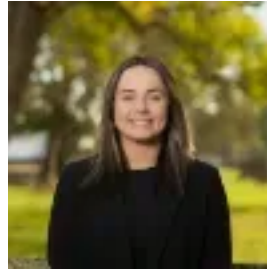
Parkings: 3

Area: 855 m2

Type: House



Jake Kroehnert
0411321920



Tayla Lavender
0422260192

AUCTION - THIS WEDNESDAY 5PM

Auction Details: Wednesday 6th December 5.00pm Grafton District Services Club* Building & Pest Inspection Reports Available Upon Request* Those in the market for a low set, low maintenance home in a quiet location understand first-hand that the demand outweighs the supply. Our sellers have plans elsewhere that hinge on the sale of this property, meaning we will be welcoming new owners upon the fall of the hammer. The open plan living and dining area is a highlight of the home, offering a space for the family to come together. Two air conditioners ensure the central spaces remain at a comfortable temperature all year round. The master suite is a true retreat, featuring a private ensuite bathroom and a spacious walk-in robe. The other three bedrooms are generously proportioned, featuring built-in wardrobes. The family bathroom is well-positioned to service these bedrooms and any guests, offering a shower, bathtub, and a vanity. One of the standout features of this property is the privacy it offers. With no rear neighbours, you can enjoy peaceful moments in your backyard, taking in the serene surroundings undisturbed. Please refer to the floorplan provided for an understanding of the layout. The home features a spacious double garage attached directly to the house, providing convenient and secure parking as well as a large concrete driveway out the front perfect for caravan storage. The property also boasts a single colourbond garage and garden shed out back, perfect for tools, gardening equipment, or extra storage. Notable features include:- 855m² block in quiet cul-de-sac (approx.)- 4 bedrooms- 2 bathrooms- Double garage- Single colourbond garage & garden shed- 2 x air-conditioners- Solar panels Don't miss this unique opportunity to make this home your own and enjoy the lifestyle it offers. Please ensure that you come prepared as our seller is committed to a result. Contact Jake Kroehnert & Tayla Lavender from Ray White TKG on 0422 260 192 to declare your interest and to book your inspection.