

# 14 Telopea Avenue, Yamba, NSW 2464



## House For Sale

Wednesday, 24 April 2024

14 Telopea Avenue, Yamba, NSW 2464

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 669 m<sup>2</sup>

Type: House



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**\$785,000**

Discover the charm and convenience in this delightful home located at 14 Telopea Avenue, Yamba. With its retro street appeal and quaint arches adorning the front facade, this home exudes a timeless appeal that is sure to captivate. The home is positioned well back from the street on a generous 670m<sup>2</sup> block behind a large hedge ensuring privacy for the occupants. The position of the home on the block offers immense potential for expansion either from the front or rear of the home, the possibilities are endless. One of the standout features of this property is its unbeatable location. Situated within walking distance to Yamba Fair shopping centre, medical facilities, and public transport, convenience is truly at your doorstep. Additionally, the property backs onto a large lush reserve, providing privacy and a serene outlook. There is plenty of room for a pool or shed, in fact you could do both and still have room to move. On the opposite side of the reserve, you'll find the Yamba community gardens, adding to the charm and character of the neighborhood. Enjoy the benefits of the north-facing aspect, filling the home with natural light and creating an airy atmosphere throughout. The home offers an open plan, easy care tiled kitchen & living room and features three generous size bedrooms, serviced by a large central family bathroom. This property offers comfortable living with minimal upkeep. Its low-maintenance design allows you to spend less time on chores and more time enjoying the relaxed Yamba lifestyle. - Generous 670m<sup>2</sup> block- Low maintenance 3 Bedroom home- 10 minute walk to major shopping centre, doctors and transport- Large rear yard (room for shed)- Whether you're seeking a cozy retreat or a convenient carefree lifestyle, 14 Telopea Avenue offers the perfect blend of comfort, convenience, and character. Enquire now for the next open home dates or to arrange a private viewing and experience the allure of affordable Yamba living firsthand. **DISCLAIMER:** The information contained in the advertising of this property is based on information provided to the agents, and the vendor and agents expressly disclaim any liability arising therefrom. The accuracy of the information cannot be guaranteed, and prospective purchasers should make their own enquiries and form their own judgement as to these matters