

# 15 Arkana Avenue, Cundletown, NSW 2430

## House For Sale

Saturday, 15 June 2024

15 Arkana Avenue, Cundletown, NSW 2430

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 612 m2**

**Type: House**



Shaun Baker

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## **\$510,000-\$560,000**

This impeccably maintained three bedroom home. Set in the family friendly Cundletown village in a quiet street, the home makes for an ultra-versatile buy whether it be for a young family, a first home buyer, retiree or even a super tidy rental investment. Three great bedrooms with superb storage facilities available in the master suite. Exceptional lounge / living room offers plenty of space for furniture with ceiling fans and an air conditioner for ultimate comfort. The kitchen is well laid out and in excellent condition with ample storage options and a dishwasher. The dining space flows out to the outdoor entertaining area. Revamped bathroom with on-trend finishes, offers a double sized walk-in rain head shower. Block out blinds have been installed throughout, a selection of which are a day/night sheer design to allow for natural light flow. Internal laundry with additional storage plus a second toilet. Outdoor area that is covered for entertaining all year round. 612m<sup>2</sup> level block with Colorbond fencing and large garden shed for storing tools and equipment. Parking facilities include a single lock up garage with internal access and additional off-street parking. 8 panel (2.5kW) solar system along with solar hot water service to minimise outgoing costs. Situated within 250m of Manning Valley Anglican College, 500m to Cundletown Public School. A short 9km commute to the services of the Taree CBD. Those who know the area will know when you purchase in Cundletown, you are buying into a lifestyle as much as a property. Our Vendors are genuine sellers and we are expecting strong interest in this lovely property so to avoid disappointment, get in contact with us today.