

16 Smith Street, Taree, NSW 2430



Sold House

Friday, 1 September 2023

16 Smith Street, Taree, NSW 2430

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 531 m2

Type: House



Justin Atkins
0265521133



Kelly Sawyer
0265521133

\$475,000

Welcome to 16 Smith Street, a comfortable and impressive three bedroom home situated on a low maintenance 531sqm corner block in the highly desirable Taree West area. This property offers a tremendous opportunity for investors seeking to expand their portfolio. With a steady weekly rental income of \$400 per week and a secure lease in place until March 2024, you can enjoy immediate returns on your investment. Step inside to discover the tastefully appointed interior, adorned with high ceilings and beautiful polished hardwood timber flooring throughout creating a warm and inviting atmosphere. The updated kitchen complete with a combined dining space provides a stylish and functional area to share meals with loved ones. Enjoy the comfort and convenience of ducted air conditioning ensuring year round climate control throughout the entire property. On those chilly evenings, cozy up by the wood fireplace in the living room, creating a serene ambiance and adding a touch of traditional charm. This home also offers solar panels and solar hot water that effectively reduce energy costs while embracing sustainable living. Featuring a well thought out layout, including a master bedroom with built-in wardrobes and a private ensuite bathroom for added convenience. The two additional bedrooms are generously sized, accommodating a growing family or providing ample space for guests. The main bathroom has also been updated to offer modern fixtures and fittings. For those seeking additional living space, a sunroom at the rear of the property is perfect for relaxation or as a versatile area for various activities. Step outside to discover an undercover outdoor area, ideal for hosting gatherings or simply enjoying some fresh air. The parking facilities include a single lock up garage for secure vehicle storage. Convenience is key with this location as the property is positioned within a short 950 metre distance from Manning Base Hospital, Aldi Supermarket and Taree West Primary School. This unbeatable location ensures easy access to essential amenities and services, enhancing the desirability of this property for both families seeking an affordable home and investors looking for a promising venture. Don't miss out on this incredible opportunity to secure a well appointed and affordable home with immense potential in Taree West. Contact Justin Atkins on 0417 955 176 or Kelly Sawyer on 0421 025 081 to arrange a viewing and explore the endless possibilities that await you at 16 Smith Street.* Approximate Outgoings- Council \$511 per quarter- Water \$342.15 per quarter