

**17 Brougham Street, Cowra, NSW 2794**



**House For Sale**

Thursday, 11 April 2024

17 Brougham Street, Cowra, NSW 2794

**Bedrooms: 4**

**Bathrooms: 2**

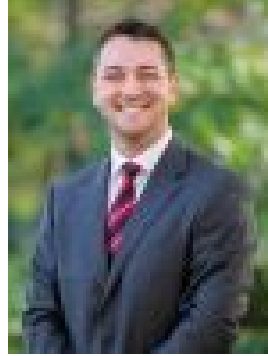
**Parkings: 3**

**Area: 809 m2**

**Type: House**



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## By Negotiation

Modern four bedroom homes in locations such as this are few & far between. Offering an open plan design, this tidy home would be ideally suited to a family or couple who value being close to services. With schools, parks, clubs, supermarkets & the local pool all on your door step, this property really does allow for convenience living. Key features to the property include:

- Four spacious bedrooms with built in robes
- Main bedroom with walk in robe & generous ensuite
- Open plan kitchen with gas cooktop, electric oven & dishwasher
- Two separate living rooms with front lounge & rear kitchen/dining/living room
- Three-way main bathroom with toilet, vanity, shower and bath
- Ducted evaporative cooling, ceiling fans & natural gas points for heating
- Generous covered rear patio with blinds & downlights
- Double garage with remote door attached, separate single garage & carport
- Additional workshop/storage space with power, toilet & wash basin
- Excellent vehicle access/off street parking with secondary concrete side drive way
- Water tank, veggie patch, concreted paths & fully secure yard
- Level, low maintenance 823m<sup>2</sup> block

To request a copy of the contract of sale, book your inspection, or learn more information, contact listing agents today. Adam Gambrell 0417 533 453 [adam.gambrill@elders.com.au](mailto:adam.gambrill@elders.com.au) Caley Mok 0437 007 303 [caley.mok@elders.com.au](mailto:caley.mok@elders.com.au) Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however, we cannot guarantee it.