

**19 Kirra Crescent, Batchelor, NT 0845**



**Sold House**

Monday, 14 August 2023

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**Bedrooms: 2**

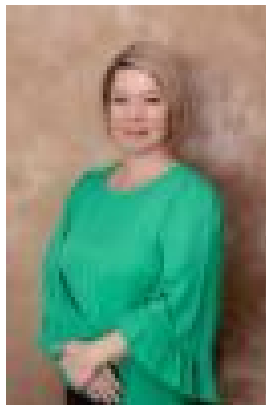
**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Elva Pearce  
0408894886



Gabby Sawyer

**\$230,000**

Supersized block of land with gated entry to the greenbelt that runs beside the home plus a huge yard for the kids or pets to play with plenty of room for upgrades as well. Set behind a screen of tropical, easy-care gardens, the home has gated entry at street level along with a single carport parking bay beside the home. There are towering palms that shade the home and a rockery garden bed across the front. Inside the home is a kitchen with wrap around counters and a pantry with plenty of built-in storage space and prep work areas. Featuring open plan living and dining area which include sliding doors that open through to the back verandah, perfect for entertaining or just simply enjoying the cool afternoon breezes. This home offers two bedrooms, each with a robe and banks of louvered windows that showcase the gardens. The bathroom has all the basics covered with a shower and vanity. The external laundry is located in the sheltered carport. Within the backyard is a garden shed perfect for the tractor or the yard tools. Beside this is a semi elevated bedroom / home office or crafting room with windows that look out over the yard. There is also a massive chicken coop or green house ready for you to start making into an epic space – it just needs a tidy up and it should be ready to go. Located a just a 5 minute walk from the local tavern and community amenities nearby including parklands with play areas for the kids, schools and more. Being the gateway to Litchfield means you can pop down to Buley Rockhole's or Florence Falls for a swim - thriving tourist centre in the dry season as the tourists flow through - otherwise it's a quiet community township. Excellent Investment Opportunity in Batchelor showing amazing rental returns. Possible Rental \$350 a week - 2 or possibly 3 bedrooms - Donga down the back - A/C home undercover parking for 3 cars Area under title: 1470 sqm Council Rates: \$1614.06 per annum (approx) Zoned: LR (Low Density Residential)