

**196 Old Turrawan Road, Narrabri, NSW 2390**



**Acreage For Sale**

Tuesday, 23 January 2024

196 Old Turrawan Road, Narrabri, NSW 2390

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 4**

**Area: 4909 m2**

**Type: Acreage**



Carla Baxter

## Contact Agent

CARLA BAXTER REAL ESTATE has the pleasure of listing for sale this spacious four-bedroom colourbond home set amidst approximately 4730sqm of land just minutes from town offering spacious modern living sure to impress! With open plan interiors, excellent shedding, great outdoor living and the ideal property for the horse enthusiast this home offers something for the entire family to enjoy! Featuring: RESIDENCE- Established lawns and gardens with a well-fenced yard- Verandahs spanning the entire length of the home offering additional outdoor living space- Tiled foyer entrance - Spacious open plan living with vinyl timber plank flooring and split system air conditioning- Well-appointed kitchen including electric oven, curved feature island bench with pendant lighting, dishwasher, breakfast bar and ceiling fan- Dining area central to the kitchen and lounge areas- Lounge room with carpet floor coverings, ceiling fan and wood heater- Recently refurbished modern tiled bathroom consisting of feature corrugated iron wall paneling, pendant lighting, exhaust, toilet, towel rail, timber vanity, shower with storage niche and free-standing bath all with black tapware fittings and fixtures- Hallway with vinyl timber plank flooring- Master bedroom with carpet floor coverings including built-in wardrobes, reverse cycle air conditioner, ceiling fan and bay window - 2nd bedroom with carpet floor coverings, ceiling fan and built-in wardrobes- 3rd bedroom with carpet floor coverings and built-in wardrobes- 4th bedroom with carpet floor coverings, ceiling fan and built-in wardrobes- Sunken tiled laundry with linen storage and space for a study niche - Covered entertainment area adjoining the shed overlooks the well-fenced backyard IMPROVEMENTS- 2 bay shed with workshop and 3 phase power- Additional workshop/storage area with power - Double skillion/carport (previously used as stables)- Town water and rainwater storage (capped bore)- Septic system- 14kw solar system - Overhead tank with storage underneath This spacious home is well worth inspection and offers excellent family living with good shedding and the ideal oasis being just minutes from the CBD! For further particulars or to arrange an inspection contact the selling agent.