

**2/65 Sawtell Road, Toormina, NSW 2452**

**McGrath**

**Sold Villa**

Wednesday, 27 September 2023

2/65 Sawtell Road, Toormina, NSW 2452

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Villa**



Shayne Long  
0438219375

**\$745,000**

This immaculate property presents an incredible opportunity to own a slice of tranquility whilst being close to Sawtell Village, Boambee Creek, Schools and Shopping. With generous proportions, this home offers ample room for relaxation and entertainment.- Thoughtfully designed layout which maximizes functionality- North facing living area, which captures natural light and breezes- Three spacious bedrooms, with the master on the ground level- Multiple living areas within the home, perfect for the kids own space- Modern and spacious kitchen has ample storage and functional layout- Fully fenced and private courtyard has both paved and grassed areas- The north/east facing courtyard captures year round sunlight- Recent upgrades throughout the home, both internally and externally- Self managed strata in place with a healthy capital works fund- For the investor, an expected rental return of approximately \$550 pw