

21 Kerrani Place, Coutts Crossing, NSW 2460



House For Sale

Friday, 12 April 2024

21 Kerrani Place, Coutts Crossing, NSW 2460

Bedrooms: 3

Bathrooms: 1

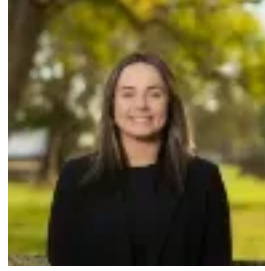
Parkings: 4

Area: 1125 m2

Type: House



Jake Kroehnert
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Tayla Lavender
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AUCTION

Auction Details: Wednesday 8th of May 6.00pm Grafton District Services Club* Building & Pest Inspection Reports Available Upon Request* Welcome to 21 Kerrani Place, a renovated low-set brick and tile home that presents a harmonious blend of country charm and contemporary style. Situated on a spacious 1,125m² (approx.) block, in the tranquil suburb of Coutts Crossing, this property is conveniently located just 15 minutes from the Grafton CBD, offering the perfect balance of peaceful living and convenience to town. With our sellers having committed to a relocation, this provides a great opportunity for just one lucky purchaser to secure one of the best kept properties that the tightly held Coutts Crossing village has to offer. Step inside to discover a fully renovated home that radiates modern elegance throughout its open plan living and dining space, accentuated by ducted air conditioning for year-round comfort. The heart of the home is the stunning kitchen, thoughtfully designed to include quality modern appliances. This residence boasts three bedrooms and one well-appointed bathroom. The interior's fresh palette and abundant natural light create an inviting ambiance that extends to every corner of the home. Please refer to the floor-plan provided for an understanding of the layout. Outside, the property excels with a good-sized yard embracing a large outdoor entertaining area attached to the home. This space invites you to host memorable gatherings or simply relax in the serenity of your private oasis. The colourbond fenced yard ensures privacy and security, while the garden shed, a chook pen and yard, cater to a sustainable lifestyle, allowing you to enjoy the simple pleasures of homegrown produce and fresh eggs. For the vehicle enthusiast, the property includes a large colourbond double garage plus a double carport, providing ample space for vehicles, tools, and toys. The commitment to quality extends beyond the walls of the home, with the exterior grounds meticulously maintained and ready for your enjoyment. Notable features include:- 1,125m² block (approx.)- Renovated, low set, brick and tile home- 3 bedrooms- 1 bathroom- Ducted air conditioning- Double garage and double carport- Fully colourbond fenced yard- Rental appraisal \$450 - \$480 per week 21 Kerrani Place Coutts Crossing will be sold at auction on the 8th of May. The sellers have already secured their next home and are motivated for a timely sale, presenting a rare opportunity for one lucky buyer. Contact The Jake Kroehnert Team from Ray White TKG on 0422 260 192 to declare your interest and to book your inspection. Disclaimer: All information disclosed herein has been provided from sources we believe to be reliable however we cannot guarantee its accuracy. It is respectfully advised that interested parties carry out their own due diligence.