

221 Fry Street, Grafton, NSW 2460



House For Sale

Wednesday, 20 March 2024

221 Fry Street, Grafton, NSW 2460

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 701 m2

Type: House



Benny Holder
0491616380



Candy Boulton
0421914493

\$500,000 - \$530,000

Discover 221 Fry Street, a charming 3-bedroom brick and tile home nestled in a leafy, serene section of Fry Street. This property offers comfortable family living with a range of features that make it both a practical and delightful choice for homeowners.

Key Highlights of This Lovely Home:-

- **Spacious Living Areas:** Enjoy a large lounge room and separate dining area, perfect for family gatherings and entertaining guests.
- **Functional Kitchen:** The galley-style kitchen is both practical and spacious, with ample bench space and storage.
- **Comfortable Bedrooms:** All three bedrooms are well-lit, featuring built-in wardrobes and fans, ensuring a restful environment.
- **Versatile Downstairs Space:** The lower level of the home includes an office/workshop area, a second bathroom, and a kitchenette – ideal for a separate living space, guest quarters, or recreational area.

Additional Features:-

- **Ample Vehicle Parking:** Secure parking available for 3 vehicles.
- **Rear Access and Potential for Additions:** The property's rear access to Mathieson Street opens possibilities for adding a large shed or pool in the backyard.
- **Quiet and Convenient Location:** Situated in a low-traffic section of Fry Street, the home is just a 12-minute walk from the CBD and close to parks, the Grafton pool, schools, and other amenities.
- **Ideal Orientation and Outdoor Spaces:** North-facing aspect with a full-length verandah overlooking Pioneer Park, perfect for enjoying outdoor moments.
- **Natural Light and Ventilation:** Enhanced by 3 skylights and 2 whirlybirds, the home benefits from maximum light and ventilation.

Its unique features and prime location make it an excellent choice for anyone seeking a quality home in Grafton. For more information or to declare your interest contact Team Benny on 0491 616 380. Benny Holder Licence No. 20312246 Candy Boulton Licence No. 20424578

DISCLAIMER: The information contained in the advertising of this property is based on information provided to the agents, and the vendor and agents expressly disclaim any liability arising therefrom. The accuracy of the information cannot be guaranteed, and prospective purchasers should make their own enquiries and form their own judgement as to these matters