

260 Mcminns Drive, McMinns Lagoon, NT 0822

CENTRAL

Sold House

Wednesday, 11 October 2023

260 Mcminns Drive, McMinns Lagoon, NT 0822

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Type: House



Tom Kiem

0889433027

\$760,000

Text 260MM to 0488 810 057 for more property information. Welcome to your dream home that seamlessly blends the best of both worlds - the serenity of acreage living with the convenience of urban amenities just a stone's throw away. Nestled in a tranquil rural lifestyle setting, this property offers the peace and privacy you desire, all while being a mere 5 minutes from the bustling Coolalinga shopping centre. And if you're a hobbyist, entrepreneur, or simply in need of extra space, you'll appreciate the expansive shed that stands as a testament to the boundless possibilities this property has to offer. The home is a set on 2 hectares of land with a good bore and town water access. There are solar panels on the roof to cut your energy costs and the home is perfectly set up with a massive workshop shed, tropical gardens and acres for the kids and pets to roam! The bore runs the irrigation around the home keeping the lawns green and the gardens happy year round. The workshop shed has a built-in air-conditioned office space and side carport parking for the boat or trailers as well as double roller doors into the workshop for long storage. Around the home are tropical gardens and rolling green lawns with a chicken coop for the girls, a veggie patch near the rain water tank and a secondary carport style set up great as a green house maybe. Boasting all the charm of a solid brick home, this property runs cooler than most. The bricks add a layer of warmth to the home as well. Inside is a huge living and dining area with tiled flooring and A/C as well as double sliding doors leading back to the sheltered and cool verandah. The kitchen has wrap around counters with an updated design along with overhead storage space as well as a flow through to the informal dining area. There are three bedrooms all oversized and with exposed brick walls plus 2 have built in robes as well. The master bedroom suite includes a private bathroom - both bathrooms in the home have been updated with a fresh modern design. 10 mins up the street is the Howard Springs Primary School and Daycare along with a local shop with GP and newsagent plus a tavern for a cheeky midweek meal or trivia nights to enjoy. Approx. 10 minutes from Coolalinga, 15 from Palmerston - this is rural living without the trek.

- Perfect move in ready rural lifestyle home
- Strong bore runs the irrigation around the home keeping the gardens green
- 6.6kW Solar system on the roof will cut your energy bills
- 20x9m shed with air-conditioned office and side carport parking for 4
- Tropical gardens around the home and rolling green lawns
- Sheltered and cool verandah overlooks an above ground swimming pool
- Chicken coop, veggie patch and two garden sheds
- Master bedroom with an ensuite bathroom and built in robes
- Bedrooms 2 and 3 are generously proportioned
- Supersized open plan living and dining areas with exposed brick walls
- Kitchen has wrap around cupboards plus overhead storage
- Two bathrooms in the home, both modernised and updated
- Kitchen has also been modernised and is super functional
- Sheltered front verandah overlooks the gardens and flag pole

Around the Suburb:

- Rural lifestyle address, nearby to local GP and shops
- 5 mins to the Howard Springs School, shops, bakery and tavern
- 5 minutes from Coolalinga Shops
- Quiet location with loads of space
- McMinns Lagoon nearby
- Markets at Fred's Pass throughout the year
- Schools at Humpty Doo, Bees Creek and Howard Springs
- Easy highway access

Council Rates: Approx. \$1436 per annum
Area Under Title: 2 hectares
Year Built: 1983
Zoning: RL (Rural Living)
Status: Vacant Possession
Vendors Conveyancer: Aquarius Conveyancing
Settlement period: 45 Days
Deposit: 10% or variation on request