

**27 Waree Drive, Hillvue, NSW 2340**



**Sold House**

Friday, 1 September 2023

27 Waree Drive, Hillvue, NSW 2340

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 3**

**Area: 632 m2**

**Type: House**



Stuart Southwell

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## Contact agent

Experience comfortable living in this quaint 4-bedroom, 1-bathroom residence located in the quiet streets of Hillvue, in the popular Chauvel Park precinct. Boasting a delightful blend of comfort and functionality, this property is perfectly tailored to meet your family's needs. Key Features include:- Four bedrooms and one well-appointed bathroom with separate WC.- Seamless flow between open-plan kitchen, dining area, and large sunlit deck overlooking private backyard.- The kitchen boasts elegant timber cabinetry, electric appliances and ample bench space making meal preparation a delight.- Two bedrooms feature built-in cupboards, offering optimal storage solutions and 3 include ceiling fans, all with near new carpet - Large lounge room with front garden views.- 6.6W solar power system and evaporative cooling.- Neutral-toned bathroom with a separate WC for added convenience.- Large private undercover paved entertaining area.- Car accommodation includes 1 remote-entry internal garage, 2 carports, and ample OSP for additional vehicles, caravan, boat or trailer. - Other features include two linen cupboards, internal laundry with skylight, front patio, multiple garden sheds, corner block, established trees, gardens and popular with native bird life. Discover the epitome of comfortable living in "Parkview". This 4-bedroom gem stands out with its warm and cozy appeal, energy-efficient features and multiple living spaces. Quiet location, situated opposite Chauvel Park and in close proximity to schools, Southgate Shopping Centre, AELEC, TRECC and the Tamworth Sports Precinct. Council Rates: \$2,325.14 p.a. Rental Estimate: \$420 - \$430 per week. 27 Waree Drive will be sold via online timed auction. Use this link to register: <https://buy.realtair.com/properties/110942> Offers prior to auction will be seriously considered.