

3/21 Wirrabilla Drive, Toormina, NSW 2452

Sold Townhouse

Saturday, 13 January 2024

3/21 Wirrabilla Drive, Toormina, NSW 2452

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Townhouse



Matt France



Barry France
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\$415,000

Whether you are searching for your first home, a sound investment or a low-maintenance downsize option, this wonderful two-bedroom townhouse offers you a rare lifestyle opportunity! Located directly opposite the entry to Toormina Gardens Shopping Centre for easy access to cafés, food outlets, boutique stores, Kmart, and major grocers, while also walking distance to the scenic Boambee Bay & Estuary for safe swimming, fishing and paddleboarding. Situated in a tidy brick complex comprised of only 4 units, this townhouse is located away from the entrance towards the rear of the block, giving the home privacy from the street and a full Northern aspect that provides the home & courtyard with natural light. The living area offers separation from the kitchen and plenty of space for a twin sofa set, while the kitchen has been updated from original to offer a practical space for meal prep with vision over the rear courtyard. The downstairs laundry offers additional storage space and features a 2nd toilet for convenience. Upstairs you find the spacious Master bedroom with direct access to a private balcony, and a second bedroom which receives great northern light. Both bedrooms feature built in wardrobes, ceiling fans and carpet underfoot. The tidy main bathroom has been modernised over time and services both upstairs bedrooms. The outdoor courtyard is a fantastic feature of the unit and has been paved, making for an easy to maintain space that receives great natural light due to its full Northern aspect. Car parking consists of a single covered car space with a great sized storage room. Overall, a very tidy offering perfectly suited to those wanting an easy to maintain home or set and forget investment within close walking distance to local amenities and public transport. Council Rates: \$2,473 per annum (approx.) Strata Fee: \$2,250 per annum (approx.) Substantiated Weekly Rental Income: \$460+ per week. Built Approx.: 1974 Pets: Pet friendly complex!