

**3 Elizabeth Crescent, Queanbeyan East, NSW 2620** **Raine&Horne.**

**House For Sale**

Wednesday, 17 January 2024

3 Elizabeth Crescent, Queanbeyan East, NSW 2620

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 943 m2**

**Type: House**



Vic Srbinovski  
0410583048

**\$629,000 - \$659,000**

Welcome to this incredible opportunity in Queanbeyan East! Nestled on a generous 943m<sup>2</sup> level block of land, this cozy and adorable 3-bedroom cottage awaits you. With ample storage space, this property offers both practicality and charm at an affordable price point. Live in now, update later, perhaps tenant it then build your new dream home, ample opportunities ahead at 3 Elizabeth. Offering a level large 943m<sup>2</sup> block with frontage at 16.7 meters\* and depth of over 55 meters\* approximately, a perfect canvas to build you future upon. Backing Carwoola Place playground with handy access via your own gate making this a perfect haven for your little ones to enjoy every day. Located close to local amenities such as a chemist, cafes, and eateries, as well as the Wright Park Playing Fields, you'll have everything you need right at your doorstep. This is the perfect chance to enter the real estate market at an affordable price point and secure your future. The layout of this cottage includes a lounge, dining area off the kitchen, three bedrooms, one bathroom, and a laundry. A covered outdoor area provides a delightful space for relaxation and enjoyment. Additional features of this property include gas continuous hot water, a gas bayonet point, reverse cycle air-conditioning, and a cozy fireplace. There are also sheds available for storage, ensuring that all your belongings have a place. Single garage space with a carport to the rear for your vehicles. Whether you are a first home buyer, builder, renovator, or someone looking to invest, the options are endless with this property. -☑Living area with woodfire.-☑Reverse cycle air conditioning unit.-☑Dining off the newly updated kitchen.-☑3 well-proportioned bedrooms.-☑Bathroom near bedrooms for convenience.-☑Outdoor entertaining area with ramp.-☑Fantastic level yard perfect to kick a footy.-☑Established fruit trees in backyard.-☑Storage sheds, car accommodation.-☑Vacant possession, Move in ready. To make this opportunity yours, simply contact us to organize a viewing by calling Vic Srbinovski on 0410 583 048 or email vic@qbn.rh.com.au