

# 32 Glanville Road, Sussex Inlet, NSW 2540



## House For Sale

Tuesday, 27 February 2024

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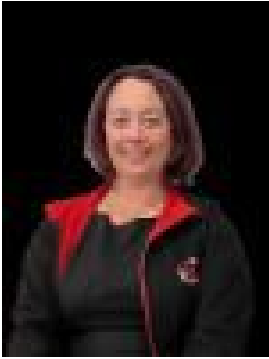
**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 569 m2**

**Type: House**



Alison Murray  
0424190498

**\$739,000**

Welcome to your ideal family home or new addition to your property portfolio! Located in highly sought-after south Sussex Inlet, just moments away from the local school, soccer fields, aquatic center, Lions Park & boat ramp, this recently renovated three-bedroom gem offers convenience and comfort in one package. Step inside to discover a cozy living area perfect for relaxation or entertainment. The modern kitchen boasts new appliances and seamlessly flows into the combined dining space, making meal-times a breeze. An internal laundry space adjacent to the dining area adds to the practicality of daily living. With three good sized bedrooms, you have room for all the family. Carpet in the bedrooms, plank flooring in the living areas and plantation shutters throughout, this property is a coastal delight. Outside, enjoy the immaculate and spacious fully fenced yard, offering security and privacy for your family. Entertain guests or simply unwind on the undercover deck, a versatile space for all occasions. Attached carport for off-street parking and large garden to house all the tools. No need to worry about the changing seasons – this home comes equipped with ducted air conditioning and ceiling fans throughout, ensuring comfort year-round. There are also DA Approved plans for a new master bedroom, WIR, ensuite, workshop & rumpus room with 3rd toilet so you can take advantage of the design and approval to complete these additions either now or in the future. Don't miss this opportunity to make South Coast living a reality. Schedule your viewing today and experience the best of coastal lifestyle in Sussex Inlet! Currently tenanted at \$445 per week Council rates - \$401.70 per quarter Water rates - \$261.00 per quarter plus usage Disclaimer: All information contained herein is obtained from property owners or third-party sources which we believe are reliable. We have no reason to doubt its accuracy, however, no warranty, representation or undertaking, whether express or implied, is made and no responsibility is accepted by us as to its accuracy. All interested person/s should rely on their own enquiries.