

# 337 Song Trail, Coffs Harbour, NSW 2450

## House For Sale

Monday, 15 April 2024

337 Song Trail, Coffs Harbour, NSW 2450

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 800 m2

Type: House



James Barry  
0400665189

**\$1,022,000**

"Elements Estate " is Located in very close proximity to the Southern Cross University Campus, TAFE, and secondary education facilities as well as the coffs harbour Base Hospital and Medical campus, Elements Estate is a quality land release on the eastern side the highway in an ultra convenient position. You will not find a better location than this...Based on land price \$450,000 & Home Price FROM \$572,000 Low maintenance, fully fenced backyard. 4 great sized bedrooms with built in wardrobes. The master bedroom has it's own ensuite and walk in robe equipped with hanging space and shelving. The kitchen, with a 3 meter long main bench leading into the butlers pantry with ample shelving space plus extra bench space. Gas cooktop and wall oven, press-open top cupboards and soft closing drawers. The kitchen is open plan, overlooking the combined tiled dining and family living space. There are 3 living areas within this plan, the family/dining space mentioned above, plus a formal living/parents retreat and a media room/kids retreat both of which are fully carpeted. The bathrooms continue with the modern inclusions. Wall hung vanities, feature wall tiling, free-standing bath in the main bathroom. A clean minimalist design. Outdoor entertaining, or relaxing will easily be a part of your lifestyle with the inclusion of a covered alfresco that is positioned where you can enjoy the privacy of your own backyard. Other inclusions include, PV Solar, more lighting and Power points, higher ceilings and larger internal doors and hallways. This house has everything you need, all you need to do is move in and make it your home. \*Photographs, artist impressions and other pictures shown here are for illustrative purposes only and may show fixtures, fittings or finishes which differ from the inclusion list for this home. Please speak to James Barry 0400 665 189 today to discuss this home and inclusion.