

**35 Moil Crescent, Moil, NT 0810**



**Sold House**

Thursday, 12 October 2023

35 Moil Crescent, Moil, NT 0810

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 761 m2**

**Type: House**



Derek Hart

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**\$590,000**

This well-designed elevated home with a tropical impression, ticks all the boxes for every family member in the wonderful suburb of Moil. This four-bedroom elevated family home is spread out over two spacious levels. Featuring three bedrooms on the upper level and a huge fourth bedroom downstairs which can be used as a self-contained unit as it comes with a kitchenette, private bathroom and independent access. Featuring an enormous inground pool overlooked by the entertainer's balcony, beautiful tropical gardens, manicured lawns, an awesome coded workshop and PV solar system 6.6kW. This truly is a place to call home!

What we love about this home:

- Spacious open plan kitchen and living / dining area features large louvred windows and elevated garden outlook
- Modern galley style kitchen is in excellent condition featuring black and white cabinetry, stainless steel oven/stove unit, dishwasher, island bench/breakfast bar and plentiful storage
- Upstairs comprises of three large bedrooms with full-sized built-in robes and private balcony access from the main bedroom
- Fourth bedroom downstairs with kitchenette, ensuite and independent entry- ideal setup to rent out and achieve that extra income
- The tiled main bathroom features floor to ceiling tiles with a unique bath/shower unit and mirrored vanity with storage
- Split system air-conditioning and ceramic tiling to both levels, dining area features a lovely section of polished timber flooring
- Full length undercover entertainer's balcony overlooks the large shaded and fully fenced inground swimming pool framed by tropical gardens
- Great size land allotment of 761sqm, fully fenced with dual access and easement free
- Other notable features include a wonderful 44sqm coded industrial shed which is perfect for storing a car or boat and PV solar system 6.6kW

Centrally located close to the Casuarina Shopping Square, Moil shops, local primary school and park. The high secure fencing, front gate and large private established gardens create a feeling of privacy and safety. This home represents a wonderful tropical lifestyle with alfresco balcony living, effortless setup to entertain family and friends with room to grow. Don't delay your chance to view or you may miss out. The current owner has placed the property on the FASTRAK sale process and is willing to look at all offers as there is no set price. "Make a Start with Team Derek Hart"