

**36 Braeroy Drive, Port Macquarie, NSW 2444**



**Sold House**

Tuesday, 23 January 2024

36 Braeroy Drive, Port Macquarie, NSW 2444

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 604 m2**

**Type: House**



Michael Nardi

0435596604

## Contact agent

Securing a property in a location close to quality educational facilities and modern amenities makes everyday living a whole lot easier for families. It's also a smart investment choice with potential to appreciate considerably over time. Comfort and convenience awaits with this spacious 3-bedroom home nestled back on 604m<sup>2</sup>, just 300m to St Columba Anglican School, 1.2kms from the Southern Cross University and nearby the hospital and local shopping village. Step inside to discover a light and bright bedroom, or suitable office, and a welcoming lounge room. A spacious kitchen, dining area, and second living are positioned at the heart of the home. Tucked away at the rear is an ensuite master bedroom and a well-appointed guest bedroom serviced by a modern main bathroom. This home offers plenty of additional features including excellent storage options, a generously sized laundry, quality cooking appliances, a dishwasher and ceiling fans. Furthermore, are energy-saving solar panels, a rainwater tank, side access, and a double remote garage. It's the complete package! Outdoors is a haven for relaxation and entertainment featuring a paved alfresco overlooking a level backyard including a lush lawn and tropical greenery. This private oasis is securely fenced, an ideal space for children and pets. The home and location sells itself, so to be part of this neighbourly community please contact Michael Nardi today on 0435 596 604.- Convenient location near schools and amenities- Spacious layout with ample storage & modern features- Only 300m stroll to St Columba Anglican School- Two living areas, large kitchen with quality appliances- Outdoor oasis, alfresco, lush lawn, and swimming pool- Securely fenced, side access, private ensuite master BR- Neighbourly precinct accessible to shops, hospital, university