40 Gordon Street, Armidale, NSW 2350
Sold House

Saturday, 25 November 2023

40 Gordon Street, Armidale, NSW 2350

Bedrooms: 2   **Bathrooms: 1**   **Parkings: 1**   **Area: 731 m2**   **Type: House**

Kyle Garrahy
0267724549

$405,000

Welcome to 40 Gordon Street, a solid brick home situated on the prestigious North Hill. This single level residence is perfectly positioned within close proximity to primary schools and corner stores.As you step inside, you are greeted by a light-filled living area that provides a warm and inviting atmosphere. The adjoining kitchen and dining area offer a seamless flow, providing a perfect space for entertaining guests or enjoying family meals. To ensure year-round comfort, reverse cycle air conditioning & energy efficient solar has been installed. Both bedrooms within the property are generously sized and feature built-in wardrobes, providing ample storage space. The main bathroom boasts a bath, shower, and a separate toilet, catering to the needs of the whole family. The simplicity of the home's layout and design ensures optimal flow and functionality for everyday living. Moving outside, you will be impressed by the large 731 square meter block, providing plenty of outdoor space to create your dream garden. The property also offers a single-carport, providing shelter for your vehicle and additional storage options.Loaded with potential, this blank canvas eagerly awaits your personal touch. The spacious block provides endless opportunities to create garden beds and plant trees, adding beauty and charm to your outdoor oasis.Don't miss the chance to make 40 Gordon Street your new home. Call now to arrange an inspection and discover the incredible potential and convenience this property has to offer.40 Gordon Street would likely to attract a rental value of approximately $370.00 per week in it's current condition. *We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.*