

**42 Wells Street, Taree, NSW 2430**



**Sold House**

Friday, 27 October 2023

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**Bedrooms: 3**

**Bathrooms: 1**

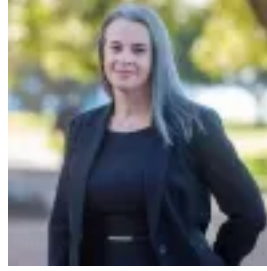
**Parkings: 3**

**Area: 619 m2**

**Type: House**



Steve Smith  
0265577222



Kym Dries  
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**\$440,000**

Welcome to 42 Wells Street, Taree! This charming 3-bedroom, 1-bathroom home is the perfect opportunity for first-time buyers looking to enter the market or investors wanting to add to your portfolio. As you enter the home, you will be greeted by a light-filled and spacious living room, with an inviting atmosphere just ideal for relaxing with the family. The dining room is adjacent to the kitchen, making it convenient for family meals and gatherings. The well-kept kitchen is centrally positioned and features ample storage space making cooking a breeze. The bedrooms are well-sized and are complete with built-in robes, providing ample storage for your belongings. Outside, you will find open spaces, great for those with a green thumb who wish to dabble in growing your own veggies with raised garden beds or simply for the children to play around safely in the secured yard. The backyard also offers peace and privacy, ideal for enjoying a morning coffee or hosting a BBQ get-together with friends under the covered alfresco area. With side access to the lock-up garage where power and water is available with a joining carport, there is plenty of room for parking the extras and storage to please. The property is situated on a generous 619.70sqm level block. Additional features of this home include air conditioning units and a wood fire for year-round comfort, garden shedding and garden beds together with secure parking for peace of mind. Don't miss out on this fantastic opportunity to own a piece of The Manning Valley. Contact us today for more information. We look forward to seeing you at the open for inspection times.

- Side access
- Under-covered entertaining area
- Single lock-up garage with extra workshop
- Water and power to shed
- Garden sheds and garden beds
- Good Colorbond fencing
- Front and rear porch
- Ceiling fans and 3 air conditioning units throughout
- Wood heater
- Security screens and doors
- Large light filled living room with glass sliding doors
- 3 good-sized bedrooms all with built-in wardrobes
- Internal laundry
- 3.5km to Taree CBD and Shopping Malls