

44 McGuire Circuit, Moulden, NT 0830



Sold House

Wednesday, 13 September 2023

44 McGuire Circuit, Moulden, NT 0830

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 857 m2

Type: House



Judy Truong Truong
0889428942

\$350,000

This fantastic ground level home is offered at excellent value and presents a wonderful opportunity for investors, first-home buyers and growing families to add value, and a little bit of sparkle to this solid three-bedroom home. You just need to move in. Located only a short drive to the new Gateway Shopping Centre, Palmerston CBD, schools, childcare and parks - this property is ideally located for families of all sizes with a generous 857m² block size. Property features: • Large solid kitchen features plenty of cupboard & bench space • Large, covered back patio - the perfect place for an alfresco dinner or entertainment • 3 good-sized bedrooms, all with BIR's • Main bathroom features both a bath and walk-in shower, with a separate toilet • Fully tiled and airconditioned throughout • Internal laundry located off the kitchen • Sizeable store room accessed via the back patio • Fenced private garden with manicured lawns & low maintenance planting • Off-street parking is provided for several vehicles, for added convenience Suburb highlights: • Walk to community parklands and play areas for the kids • Ride your bike with the kids to public and private school options • Pop up to the Palmerston Golf Course meals • Palmerston CBD for shopping and news agency • Spend your free time at the Palmerston Water Park or Skate Park • Take a stroll along the lakes in Gunn or Durack • Activities and markets for the family in the Quarter • The home is under 5 minutes from the Palmerston CBD. Nearby is the Marlow Lagoon Dog Park and community parklands along with the Durack Golf Course and so much more. Contact the agent today to arrange an inspection. Council rates: \$1,767.00 p.a. (approx.) Year built: 1986 Area Under Title: 857sqm Planning Zone: LR (Low Density Residential) Rental Estimate: \$500/week Status: Vacant Possession Settlement period: 30 days or variation upon request Deposit: 10% or variation upon request Easements as per Title: None Found