

**45 President Wilson Walk, Tanilba Bay, NSW 2319**



**Sold House**

Thursday, 14 September 2023

45 President Wilson Walk, Tanilba Bay, NSW 2319

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 6**

**Area: 1119 m2**

**Type: House**



Greg Delahunty

**\$805,000**

Nestled on a extra large 1119m<sup>2</sup> block is this great family home. The home has an abundance of features with just some of them being 4 bedrooms with mirror robes plus ensuite to main, large front lounge room plus back family room, dining and formal dining rooms, spacious kitchen with plenty of cupboard space and good sized main bathroom and laundry. Other features inside include enclosed sun room, multiple split system air conditioners, gas heating, ceiling fans, while the home was freshly painted and new carpet laid a few years ago. Outside the home has a great front porch, garage plus carport, side access to the triple side carport, plus the awesome 7.85m x 5.98m detached shed which has a shower and toilet, covered patio area while also being insulated and has power. Other features outside include beautiful maintained lawns and gardens, spear point pump with pop up irrigation system, garden shed, salt water pool, while the 20 solar panels keep the electricity bills down to a minimum. As discussed the home sits on a extra large 1119m<sup>2</sup> block and is centrally located being only a short distance from the Kooindah shopping centre, Primary school and to the waters edge. **DISCLAIMER:** We have in preparing this document used our best endeavor's to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document.