

46 Kite Street, Cowra, NSW 2794



House For Sale

Wednesday, 6 December 2023

46 Kite Street, Cowra, NSW 2794

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 1094 m2

Type: House



Tess Chester
0488640283



Josh Keefe
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\$450,000

Located 2mins* to Cowra CPD, 55 mins* to Boorowa, 3 hrs* to Canberra & 4hrs 10 mins* to Sydney. AGRI RURAL NSW are pleased to offer 46 Kite Street, Cowra to the market, with an enjoying central locale, this 4-bedroom home has been renovated throughout and provides a comfortable and spacious layout for any family or investor. Located within a hop, skip & jump to the local CBD, medical practice, schools, you will not want to miss this opportunity! KEY PROPERTY FEATURES • Newly renovated kitchen offering a freestanding 4 burner gas cooktop/ oven, dishwasher and eat in benchtop • Open plan living room to dining room with woodfire and ducted evaporative throughout home • 4 bedrooms carpeted with 2 doors built in wardrobes – master bedroom with ensuite • Modern three-way bathroom with single basin, separate toilet and separate bath and shower • 4m x 6m lock up gravel base shed • 4m x 11m lock up concrete / gravel base shed • 4m x 5m concrete base shed/ games area – opens to rear yard • A lovely outdoor entertainment back and front deck overlooks the gardens • Enclosed backyard • Zoned general residential • Situated on a 1,094m² block • Approx rental \$400 - \$420 per week (\$20,800 - \$21,840PA) • Cowra Shire - \$549 quarterly rates • Rainfall 675mm (26.6inch) annual Detailed information memorandum available on request – outlining all particulars in detail. Make your dreams a reality. Do not miss out on securing 46 Kite Street, Cowra. For more information or to arrange a private inspection, please contact the Agri Rural Team. *approx. Listing Price - \$450,000 LISTING AGENT Tess Chester | 0488 640 283 | tess.chester@agriruralnsw.com Josh Keefe | 0436 926 866 | josh.keefe@agriruralnsw.com AGRI RURAL NSW – LEADERS IN RURAL PROPERTY SERVICES Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. Interested parties should rely on their own legal advice and the accuracy of the contract.