

**48 Maluka Road, Katherine, NT 0850**



**House For Sale**

Monday, 14 August 2023

48 Maluka Road, Katherine, NT 0850

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Area: 1050 m2**

**Type: House**



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**\$380,000**

Discover the charm and functionality of 48 Maluka Road, Katherine East. This elevated house offers three bedrooms, one bathroom, and is situated on a fully fenced 1050 m<sup>2</sup> block. Currently rented for \$450 per week until 24th of June 2024, this property presents an excellent investment opportunity or a future family home. Key Features:

- **Elevated House:** Enjoy privacy and refreshing breezes with this elevated house design.
- **Fully Fenced:** The fully fenced yard provides security and peace of mind.
- **Downstairs Laundry:** The laundry is conveniently located on the ground level for ease of use.
- **Undercover Parking:** Keep your vehicles protected with the undercover parking area.
- **Entertainment Area:** Host gatherings and enjoy quality time with family and friends in the spacious undercover entertainment area, the property boasts well maintained lawns and garden beds - perfect for those that love gardening.
- **Spacious Living and Dining:** The open living and dining areas offer ample space for relaxation and entertainment.
- **Functional Kitchen:** The kitchen provides ample cupboard space for easy organization and storage.
- **Rental Income:** Currently rented for \$450 per week until January 2024, offering immediate income potential.

Situated in Katherine East, this property offers a convenient lifestyle with proximity to schools, parks, shopping centres, and other amenities. The residential neighbourhood provides a tranquil environment while still being close to the vibrant offerings of Katherine. Don't miss out on this opportunity to own a property with reliable rental income or secure it as your family's future home. Contact Ashleigh Chadwick today on 0438 857 912 to arrange a viewing and explore the endless possibilities that 48 Maluka Road, Katherine East has to offer.