

# 5 Nambucca Street, Cooma, NSW 2630



## House For Sale

Thursday, 14 March 2024

5 Nambucca Street, Cooma, NSW 2630

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 1006 m2

Type: House



Kelly Bertossi  
0264563027



Nikki Kable  
0427200576

**\$740,000**

This solid brick, steel-framed home sits on a generous 1006m<sup>2</sup> block, fully fenced for privacy. Nestled on a quiet street near schools and cafes, it boasts a variety of fruit trees in its landscaped yard. Inside, the family-friendly layout includes a practical kitchen, lounge, dining, and family room. There are three large bedrooms with built-in wardrobes, plus an ensuite to the main bedroom. An additional office/study offers flexibility, easily converted into a fourth bedroom if needed. The family bathroom features a walk-in shower, bath, and separate toilet, while the internal laundry and double garage with internal access add convenience. An extra double garage, accessible from the reserve at the back, provides ample storage and workshop area. Property Features- Steel frame, brick construction- Two spacious living areas - Wood fireplace- Electric heating throughout- 3 bedrooms with built-in wardrobes and ensuite to the main- Office/fourth bedroom- Family bathroom with walk-in shower, bath, and separate toilet- Internal laundry.- Gas hot water- Large undercover verandah- Double garage with internal access- Additional double garage with car access from the reserve at the back- Established fruit trees - Landscaped yard Disclaimer: All information regarding this property is from sources we believe to be accurate, however, we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture, and descriptions.