

5A Knotts Close, Grafton, NSW 2460



Townhouse For Sale

Friday, 10 November 2023

5A Knotts Close, Grafton, NSW 2460

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 383 m2

Type: Townhouse



Dave Dart

0427440808

AUCTION - THIS WEDNESDAY 5PM

Auction Details: Wednesday 6th December 2023 - 5:00pm Grafton District Services Club* Building & Pest Inspection Reports Available Upon Request* 5a Knotts Close is a modern, two-storey brick and tile townhouse, perfectly positioned in a quiet cul-de-sac in the sought-after neighbourhood of Dovedale. This property is suitable for investors, first home buyers, small families or downsizers. Entering on the ground floor you'll find one bedroom, a second living/rumpus room, a laundry and second bathroom. It's the perfect setup for guests or for a private area away from the main living areas. On the upper floor, the main living areas and remaining bedrooms make up the rest of the home. The open plan living and dining room is complete with a ceiling fan and air conditioning, perfect for all seasons. Adjoining this area is the kitchen equipped with ample cabinetry and bench space. The other two bedrooms at the rear of the home offer built in cupboards and ceiling fans. One of the highlights of the upper floor is the small balcony, accessible from the living room. Here, you can enjoy the warm morning sun or wind down your evenings in the afternoon breeze. Outside, the property offers a spacious and fully fenced backyard. This outdoor space offers a blank canvas for gardening enthusiasts or a safe play area for children and pets. A single lock up garage also provides car accommodation or storage. This property is currently rented at \$410 per week. This property is a combination of low maintenance living and a prime location. Don't miss the opportunity, this property will be welcoming new owners under the fall of the hammer. Contact Dave Dart on 0427 440 808 to declare your interest today. Disclaimer: All information disclosed herein has been provided from sources we believe to be reliable however we cannot guarantee its accuracy. It is respectfully advised that interested parties carry out their own due diligence.