

**604 Roper Street, Albury, NSW 2640**

STEWART | GOULD

**House For Sale**

Tuesday, 11 June 2024

604 Roper Street, Albury, NSW 2640

**Bedrooms: 3**

**Bathrooms: 1**

**Area: 317 m2**

**Type: House**



Stephen Stewart  
0260414132



Lachlan Stewart  
0260414132

## Contact Agent

EXPRESSIONS OF INTEREST/OFFERS BY 25TH JUNE AT 12PM This charming three-bedroom home is perfectly designed for first-time buyers, investors or those seeking to downsize without compromising on style or convenience. Nestled in the tranquil surrounds of exclusive Monument Hill, this residence presents a low-maintenance lifestyle just 1.7km from Albury CBD. Inside, the open plan kitchen, family and meals area becomes the heart of the home, providing a welcoming space for relaxation and entertaining alike, while the easy care timber laminate flooring adds a touch of contemporary elegance throughout. Complementing the modern comforts of the home, plantation shutters not only enhance privacy but also infuse the space with an air of sophistication. The paved courtyard provides a generous and private outdoor space, and features a garden shed for additional storage while off-street parking is also included. Whether you're starting your property journey or seeking a more manageable home that doesn't skimp on style, this delightful house promises a lifestyle of simplicity and enjoyment. Rates: \$1936.21 All best efforts have been made to ensure the information provided is true and correct, however we cannot guarantee its accuracy. We accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained herein. Prospective purchasers should make their own enquiries to verify the information contained in this document.