

7 William Street, South Grafton, NSW 2460



House For Sale

Friday, 5 January 2024

7 William Street, South Grafton, NSW 2460

Bedrooms: 4

Bathrooms: 2

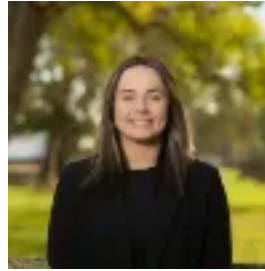
Parkings: 1

Area: 705 m2

Type: House



Jake Kroehnert
0411321920



Tayla Lavender
0422260192

AUCTION

Auction Details: Saturday 3rd February, 2024 Grafton District Services Club* Building & Pest Inspection Reports Available Upon Request* This large family home is an entertainer's delight, designed to cater to gatherings of all sizes. Given the proportions of this home, it could be quite easy to perceive this property to be out of your price range. Please do not let this be the case. With our sellers committed to a relocation, our instructions are to sell upon the fall of the hammer on the 3rd of February. Upstairs consists of 3 generously sized bedrooms, main bathroom and an inviting undercover verandah with a northerly aspect and glimpses of the Clarence River. Downstairs is the heart of the home with the kitchen, spacious living area, formal dining area, 4th bedroom and an expansive rumpus room that would be utilised as a 5th bedroom or additional living space. With a total of 5 air conditioners across both levels, the home is an escape from the elements offering a cool retreat in the summer and cozy haven in the winter. Please refer to the 3D tour, video & floorplan provided for an understanding of the layout. One of the sheds has been converted into independent living quarters, with tasteful renovations offering additional accommodation for extended family and/or a teenage retreat. The inclusion of the swim spa guarantees year-round enjoyment. Complementing this leisure feature is a sustainable outdoor entertaining space that is surrounded by low maintenance gardens giving this space the privacy that it deserves. The second shed out the back is the perfect space for a workshop or additional storage space. Notable features include:- 705m² block (approx.)- 4 bedrooms- 2 bathrooms - Independent living quarters- 6 x air-conditioners- Multiple living spaces- Swim spa- Outdoor entertaining area - 18 panel solar system

With the auction date set for the 3rd of February, time is of the essence to secure this exceptional property. Don't let this be the dream home that got away. Contact Jake Kroehnert & Tayla Lavender from Ray White TKG on 0422 260 192 to declare your interest and to book your inspection. 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.