

# 78 Argyle Avenue, Dubbo, NSW 2830

## House For Sale

Wednesday, 29 November 2023

78 Argyle Avenue, Dubbo, NSW 2830

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 633 m2**

**Type: House**



Elle Crisp

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**\$705,000**

Experience the epitome of family living within this remarkable residence, situated on a 633m<sup>2</sup> plot in the highly coveted Southlakes Estate. Crafted with precision just four years ago, this home showcases a thoughtfully designed layout, boasting bright and spacious rooms that exude an inviting ambiance. The focal point of this residence is unveiled upon entry into the open-concept kitchen, living, and dining area, accompanied by a separate formal lounge and dedicated study space. Expand your entertainment options effortlessly with an alfresco area under the roofline, seamlessly blending indoor and outdoor living—a perfect choice for families or those seeking a downsized lifestyle. Indulge in the tranquility of meticulously maintained parklands, serene lakes, and scenic walking trails—all mere steps away from your front door. Enjoy convenient access to amenities, including schools, the bustling shopping hub of South Dubbo, sports grounds, medical facilities, childcare centers, Orana Mall, and the newly accessible Boundary Road extension, providing a direct link to Bunnings and the thriving Blue Ridge business park. - 4 generously sized bedrooms featuring built-in wardrobes - Master bedroom with a walk-in robe and ensuite - Dining and living areas, along with a second lounge - Gas cooktop, electric oven, and walk-in pantry in the kitchen - Ducted and zoned reverse-cycle air conditioning - Quality roller blinds and curtains throughout the home - Effortless access to a spacious alfresco area under the roof

The information and figures contained in this material is supplied by the vendor and is unverified. Potential buyers should take all steps necessary to satisfy themselves regarding the information contained herein.