

8/17 Bakeri Circuit, Warabrook, NSW 2304

CRAWFORD

Villa For Sale

Wednesday, 7 February 2024

8/17 Bakeri Circuit, Warabrook, NSW 2304

Bedrooms: 2

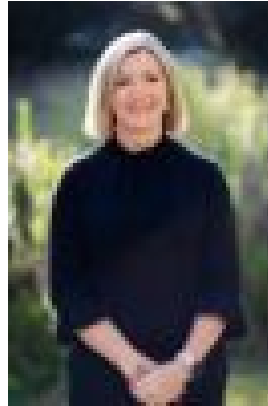
Bathrooms: 1

Parkings: 1

Type: Villa



Phillip Swan
0478845591



Amanda Swan
0457809434

Price Guide: \$540,000 - \$570,000

Taking low-maintenance living to new levels, this easy to maintain 2 bedroom villa is a fantastic option for first home buyers, downsizing couples or investors alike. The functional floor plan sees an open plan living area, separate dining space and well appointed kitchen offering electric cooking facilities and plenty of cupboard and bench space. Featuring:- 2 bedrooms both accommodating built in wardrobes- Central bathroom with separate bath, shower and separate W/C- Internal laundry- Single lock up garage for secure off street parking- Fully fenced private courtyard This property is a blank canvas to decorate as you choose, conveniently located just moments from Warabrook Shopping Village, Hunter Estuary Wetlands, Newcastle University and public transport you really are spoilt with this location. Council Rates: \$1600.00 approx pa. Water Rates: \$723.00 approx pa. Strata Rates: \$2864.00 approx pa. Zoned for Mayfield West Public School for Kindergarten to year 6, Callaghan College Waratah Campus for Years 7 -10 and Callaghan College Jesmond Senior Campus for Years 11 and 12. Phone Phillip Swan on 0478 845 591 to arrange your inspection. Disclaimer: We have obtained all information provided here from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations and satisfy themselves of all aspects of such information including and without limitation, any income, rentals, dimensions, areas, zoning, inclusions & exclusions.