

8 Lansdowne Drive, Dubbo, NSW 2830



House For Sale

Wednesday, 15 May 2024

8 Lansdowne Drive, Dubbo, NSW 2830

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 703 m2

Type: House



Samuel Shooter

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\$530,000 to \$550,000

Discover an accessible blend of comfort and convenience with this tidy brick and tile home, an ideal find for investors, first-time buyers, and young families alike. Situated within walking distance to local amenities, this property sits on an impressive 703 square metre block, offering ample space for outdoor activities and entertainment. This residence welcomes you with four well-sized bedrooms, including a master bedroom complemented by an ensuite, ensuring privacy and ease. A second, family-sized bathroom caters to the rest of the home, providing convenience for both family and friends. The heart of the home is the kitchen, equipped with a gas cooktop, double sink, and designated microwave space, seamlessly blending functionality with style. The kitchen flows into an open plan family area, featuring easy-wear hard flooring, where everyone will enjoy coming together to share meals and create memories. Additionally, a separate carpeted lounge offers a peaceful space to unwind or watch a movie together. Split system air conditioning in both living areas ensures a comfortable atmosphere year-round. Outside, the covered entertaining area invites you to host gatherings or simply enjoy the moment and the peace of your private outdoor space. With parking for three vehicles and located mere moments from Delroy Park Shopping Centre, Macquarie Anglican Grammar School, and parkland, this house presents not just a home, but a lifestyle opportunity waiting to be seized. We'd love for you to be our guest at an open home or to book your private inspection, please contact agent Samuel Shooter on 0402 640 126. - brick and tile construction- 4 bedrooms, 2 bathrooms and 3 car spaces- 703m2 block with drive through access- 2 separate living areas, both with split system air conditioning- kitchen with gas cooktop, double sink, double door fridge space and microwave space- fixed term tenancy in place until 11th October 2024- currently leased at \$500 per week- covered entertaining area- 600m walk to Delroy Park Shopping Centre- 300m to Macquarie Anglican Grammar School- 3.4kms to Dubbo Square Shopping Centre- 3.4kms to Riverdale Shopping Centre- Built in 2009 - Levied rates \$2563.48 per annum/\$640.87 per quarter We have obtained all the information and figures contained in this document from sources we believe to be reliable; however we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.