

**12 Melville Street, Iluka, NSW 2466**



**House For Sale**

Wednesday, 10 July 2024

12 Melville Street, Iluka, NSW 2466

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 564 m2**

**Type: House**



Nick Potente



Jodie Stroud  
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**\$880,000**

Providing superb street appeal with a light filled contemporary aesthetic this immaculately presented this property is move in ready. Whether you are looking for a great family home or a proven investment option, this property ticks all the boxes. Upon entry the flowing layout draws you to the spacious kitchen with a large island bench providing plenty of work bench space and storage, while plush carpet brings cozy comfort in a separate lounge/media room/kids play area. All four bedrooms are spacious, also carpeted and have great storage options. A walk-in robe and ensuite complement the master suite whilst the main bathroom includes a bath and shower in its modern fit-out. Additional features include ceiling fans, reverse cycle air-conditioning and a double remote garage. Covered and tiled, there is alfresco entertaining at the rear, with good indoor/outdoor flow. Well-sized, the backyard is perfect for young children and pets, plus it is fenced for peace of mind. The front is gated so you have further off street vehicle/boat storage options. All of this positioned within a stone's throw from the river and all that Iluka has to offer, this really is a property that allows you to move in and enjoy or invest and reap the rewards! To book your inspection contact LJ Hooker Iluka today.