

13 Dulhunty Avenue, Dubbo, NSW 2830



House For Sale

Tuesday, 25 June 2024

13 Dulhunty Avenue, Dubbo, NSW 2830

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 807 m2

Type: House



Samuel Shooter

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\$720,000 to \$760,000

Welcome to this charming home, nestled in the sought-after Blue Ribbon location of Dulhunty Ave. Presenting a fantastic opportunity for families, investors, and even those looking to downsize, 13 Dulhunty Ave offers a comfortable and spacious retreat with an array of delightful features. This lovely property boasts four well-appointed bedrooms, including a master bedroom complete with a walk-in wardrobe and a private ensuite. The house is designed with practicality in mind, featuring a three-way main bathroom to ease the morning rush. The heart of the home is the well-equipped kitchen with a breakfast bar, perfect for casual dining. Adjacent to it is a separate lounge room for peaceful relaxation. The living areas gracefully open onto the outdoors, leading to a large covered pergola area ideal for entertaining or enjoying quiet family moments amongst the beautiful backdrop of established roses and meticulously maintained grounds. Additionally, a double lockup garage with internal access provides secure parking and convenience. This property is a gem that's not to be missed, offering comfort and class in one of Dubbo's most coveted addresses. - 4 bedrooms- Master bedroom with walk in + ensuite- Double lockup garage with internal access- 3 way main bathroom- Breakfast bar- Separate lounge room- Large covered pergola area- Council rates \$3105.40 per annum- Rental return of \$570 p/w to \$590 p/w- Built in 2000