

# 17 Archibald Street, Port Macquarie, NSW 2444

## House For Sale

Sunday, 23 June 2024

**PERCIVAL**  
PROPERTY

17 Archibald Street, Port Macquarie, NSW 2444

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 535 m2**

**Type: House**



Michelle Percival  
0404466500



Glenn Scott  
0417019756

## Guide \$800,000-\$850,000

Experience the perfect blend of modern design and family-friendly living in this beautifully appointed single-level home, ideally situated in the serene Innes Lake Peninsular. A fresh and contemporary sanctuary, this home captures abundant natural light, offering a spacious and inviting environment for both relaxation and entertaining. The substantial floorplan, with ducted heating and cooling, features expansive open plan living and dining areas, seamlessly connected to a stylish kitchen with breakfast bar seating, gas benchtop cooking, a step-in pantry, and dishwasher. In addition to the main living area, enjoy a serene lounge and a separate media/activities room, the perfect mix for family gatherings or individual downtime. The living room opens to a covered outdoor patio and BBQ area, creating the perfect venue for alfresco entertaining while overlooking the level, child, and pet-friendly yard. Four well-proportioned bedrooms with ample storage, including a master suite with a walk-in robe and ensuite, ensure everyone has their own retreat. A remote garage with internal access provides ease and security for family vehicles. Nestled on a low-maintenance 535sqm block, this quality home offers an unbeatable lifestyle. Enjoy the tranquility of greenbelts, walking paths and parkland, and the convenience of being just a five minute drive from the nearby shopping village, featuring Coles and specialty stores. The area is well serviced with excellent educational institutions, including St Columba Anglican School, early learning centre, and Charles Sturt University. Port Macquarie is renowned for its beautiful beaches, vibrant community, and diverse recreational activities. This property offers families a unique opportunity to enjoy a relaxed coastal lifestyle in a thriving community. Perfectly placed for lifestyle appeal, and the nearby academic and medical precincts, this property will appeal to the astute investor with rent potential of \$750 per week. Make this modern family haven yours and enjoy all that Port Macquarie has to offer.