

# 27 Boyd Avenue, Metford, NSW 2323

## House For Rent

Saturday, 11 November 2023

27 Boyd Avenue, Metford, NSW 2323

**Bedrooms:** 4

**Bathrooms:** 2

**Parkings:** 2

**Area:** 782 m2

**Type:** House



Olivia Smith  
0240043200



Taylah Clarke  
0240043200

**\$650 per week**

Property highlights:- Spacious four bedroom home with a dedicated lounge & family rooms, plus open plan kitchen / dining / living areas.- Main bedroom has walk in robe & ensuite, built in robes to other three and plush carpeting.- Well appointed kitchen with ample storage, including breakfast bar, gas cooking & dishwasher. - Ducted air conditioning throughout plus ceiling fans to bedrooms.- Great entertainer's outdoor area opening onto the private rear yard.- Double garage with concrete driveway and internal access to residence.Perfectly positioned in the ever popular suburb of Metford, this appealing four bedroom brick home offers a spacious floor plan and a private backyard.Located just minutes away from the train station, local schooling, recreation facilities, and the shopping mecca of Green Hills, this conveniently located home provides all your everyday needs within easy reach.Further afield, a short 12 minute drive will take you to Maitland, 40 minutes to Newcastle's city and beaches, and a mere 30 minutes by car to all the sights and gourmet delights of the Hunter Valley vineyards.This lovely brick and tile roof home provides a positive first impression. Prepare to be further impressed as you step inside, revealing the stunning tile flooring, ducted air conditioning, and the fresh neutral paint palette found throughout the home.At the entrance to the home is a generously sized lounge room, with a large window in place, providing a lovely view across the front yard. The open plan kitchen/dining area is located close by, delivering plenty of space to connect with family and enjoy your downtime.Why you'll love where you live;- Located just 5 minutes from the newly refurbished destination shopping precinct, Green Hills shopping centre, offering an impressive range of retail, dining and entertainment options right at your doorstep.- Minutes from Maitland Private Hospital, the NEW Maitland Hospital, gyms, pubs, restaurants, cinemas & so much more!- An easy 10 minute drive to the charming village of Morpeth, offering boutique shopping and cafes.- 12 minutes to Maitland CBD and the flourishing Levee riverside precinct offering a range of cafes, retail and events throughout the year.- 40 minutes to the city lights and sights of Newcastle.- 30 minutes to the gourmet delights of the Hunter Valley Vineyards.\*\*\* Application Submission Required Prior to Private Inspection.\*\*\* 12 Month Lease.\*\*\* Health & Safety Measures are in Place for Open Homes & All Private Inspections.