

31 Strickland Dr, Boorooma, NSW, 2650

House For Sale

Tuesday, 10 September 2024

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Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House

Spacious Home on a Large Block

Nestled in the quiet suburb of Boorooma, this property presents a fantastic opportunity for both owner occupiers and investors. Boasting functionality, a timeless interior and modern appliances, there isn't much more you could need in a family home.

Without question, the heart of this property is the oversized open plan kitchen, dining and main living room. Beautifully presented with a modern colour palette and contemporary finishes, this space will be sure to meet your requirements. Kitchen inclusions are, electric cook top and oven, a dishwasher, long island bench with storage cupboards and walk in pantry.

A second recreational area provides your family with plenty of space for everyone to relax and unwind. This versatile room could be utilised to accommodate a variety of purposes from a kids rumpus room to being transformed into a fourth bedroom.

The spacious master bedroom, adorned in plenty of natural lighting, oozes luxury with a walk in wardrobe and ensuite. All remaining bedrooms in the home are generously sized with feature built in robes and carpet flooring. Amongst the bedrooms, you'll find a well appointed main bathroom offering a stand alone bath, shower and ample vanity storage.

Temperature control is taken care of with ducted evaporative cooling and ducted gas heating. An additional split system, located in the living room, and ceiling fans in the bedroom provide an extra level of comfort all year round.

Stepping outside, be impressed by the grandeur of this 700 square metre allotment and the endless possibilities it has to offer. The undercover alfresco area presents an ideal spot for entertaining friends and family whilst the drive through access from the double lock garage ensures you can have easy access to the backyard.

Conveniently located near an array of amenities that Boorooma and Estella have to offer whilst still only being a short drive into the heart of the CBD. Enjoy the luxury of being minutes away from Charles Sturt University, Estella Shopping Centre, The Riverina Anglican College and so much more!

Currently tenanted until May 2025 with a rental return of \$580 per week

For more information or to arrange a private inspection,
Contact John Bittar & Olivia Bittar

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