

**54 Warwiba Road, Old Bar, NSW 2430**



**House For Sale**

Tuesday, 19 December 2023

54 Warwiba Road, Old Bar, NSW 2430

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 1 m2**

**Type: House**



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**\$1,100,000**

This meticulously maintained residence proudly occupies an elevated position on immaculate acres, just a brief 7-minute drive from local shops and surf beaches. Inside, this charming home showcases a delightful open-plan design equipped with air-conditioning. The layout seamlessly extends to a spacious tiled family room, which opens onto a secluded alfresco area. Whether you prefer entertaining guests or unwinding, the covered outdoor spaces provide the perfect setting, offering views of a recently installed sparkling inground pool. The master bedroom, featuring a parent's retreat, is versatile and could easily serve as private guest accommodation. Additional highlights include:- Three bedrooms plus a versatile rumpus/fourth bedroom.- Master bedroom complete with a built-in robe and ensuite.- Two covered outdoor entertaining areas.- A shed/workshop and dedicated caravan storage.- Well-established gardens and a fully fenced property.- Convenient proximity to local surf beaches, the Manning River, boat ramp, supermarket, medical center, restaurants, school, and bowling club. For a personal tour, contact our sales team today on 02 6553 7700. Disclaimer: Lauders Real Estate Old Bar believes that the information contained is correct. However, no representation or warranties of any nature are given, intended, or implied and you should rely on your own enquires to determine the accuracy of material available. The information contained has been gathered from the property owners and professional service providers. We cannot verify its accuracy. Prospective purchasers or tenants must rely on their own enquiries. Please note, the material available is general information only, and is subject to change without notice. The information held within this website should not be relied on as a substitute for legal, financial, real estate, or other expert advice. Lauders Real Estate Old Bar disclaims all liability, responsibility, and negligence for direct and indirect loss or damage suffered by any person arising from the use of information presented or material that arises from it.