

**7 Valerie Street, Taree, NSW 2430**



**House For Sale**

Wednesday, 10 July 2024

7 Valerie Street, Taree, NSW 2430

**Bedrooms: 4**

**Bathrooms: 1**

**Area: 575 m2**

**Type: House**



Justin Atkins  
0265521133



Sacha Fraser  
0265521133

**Price Guide: \$330,000 - \$350,000**

Welcome to this excellent opportunity for home ownership or investment at 7 Valerie Street. With great features and a convenient location, this home is sure to capture your attention with its very affordable price tag. Inside you'll find an inviting space that allows you to make yourself at home. The combination of timber floors and abundant natural light creates a comfortable atmosphere. For those considering an investment opportunity, this property is currently leased at \$360 per week (lease expired). Let's take a look at what this property has to offer...- Solid brick construction and complemented by a tile roof- Living room upon entry with an adjacent dining and kitchen area - The main bathroom is in a neat and tidy condition with a shower over bath, vanity and toilet- Timber floorboards throughout provide both durability and easy maintenance, making them perfect for busy lifestyles- Three good sized bedrooms with an additional versatile room that can be used as a fourth bedroom. This adaptable space can serve as an extra sitting area, storage or be converted into the extra bedroom if required- Enjoy the privacy and security of a fully fenced rear yard, perfect for children and pets Set on a 575.4 sqm block just 2.5km from Taree's CBD, shops and hospital and within 1km of local schools. Don't miss the chance to see one of the few brick homes available in this price range. Contact Justin Atkins on 0417 955 176 or Kelly Sawyer on 0421 025 081 to arrange a viewing or for more information.