

**8 Bailey Circuit, Driver, NT, 0830**



**House For Sale**

Wednesday, 14 August 2024

8 Bailey Circuit, Driver, NT, 0830

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 4**

**Type: House**

## Selling Saturday 24th August @ 1pm

This sale is being facilitated by transparent negotiation. The property can sell to any qualified buyer at any time. Please contact Danny immediately to avoid missing out.

Please copy and paste the link for reports & more information: <https://rb.gy/qlpqiu>

### Multi-Generational Living or Live In Investment Opportunity!

Whether you're looking for a home with space for multi-generational living or you're looking for an opportunity to live in and rent part of the property out, 8 Bailey Circuit is definitely worth a look.

This stunning residence features 5 spacious bedrooms with an additional office space that can be converted to a 6th bedroom, each bedroom adorned with built-in robes, offering ample storage and a touch of elegance. The master suite serves as a private oasis, complete with a luxurious spa bath ensuite that invites relaxation after a long day.

The home's expansive living areas, spread across both floors, provide the perfect spaces for big family gatherings or entertaining guests. The large ground floor office is ideal for those who work from home or need a quiet retreat for personal projects that can be converted to a 6th bedroom. Step outside, and you are greeted by beautifully maintained tropical gardens that offer a serene backdrop to daily life, creating a perfect harmony between indoor and outdoor living.

Convenience meets practicality with an under-house carport that ensures your vehicles are securely stored. Whether you're hosting a summer barbecue or simply enjoying a peaceful evening, the vast living spaces and lush garden surroundings make this property a haven for family life.

This home is more than just a place to live; it's a lifestyle waiting to be embraced. With its blend of spacious interiors, modern amenities, and picturesque surroundings, 8 Bailey Circuit is the perfect place to create lasting memories.

### Property Highlights:

- Perfect multi-generational or live in investment opportunity
- Spacious 5-Bedroom, 3-Bathroom Retreat: This stunning 2-story family home offers expansive living, with generously sized bedrooms, each featuring built-in robes for added convenience and style. All bedrooms & 2 lounge rooms feature split system air-conditioning.
- Luxurious Master Suite: The master bedroom is a private sanctuary, complete with a lavish spa bath ensuite, BIR & WIR, perfect for unwinding in comfort and tranquillity.
- All 3 bathrooms recently renovated. Downstairs bathroom setup for elderly living.
- New carpets, floating floors, ceiling fans & new flyscreens installed to give that new home feel. Also freshly painted inside.
- Lush Tropical Gardens: Immerse yourself in the beauty of meticulously maintained tropical gardens that surround the property, creating a serene and private outdoor oasis.
- Expansive Living Areas: 2 separate living areas upstairs & downstairs to keep family close together. Enjoy the freedom of large, open-plan living spaces both upstairs and downstairs, ideal for entertaining guests or enjoying quality family time. Loads of indoor cupboard & storage space throughout the home.
- Dedicated Home Office: A spacious ground floor office provides the perfect environment for working from home or managing personal projects, ensuring productivity and peace. This office space can be converted to a 6th bedroom.
- Secure Under-House Carport: Benefit from ample parking and added security with a convenient under-house carport, keeping your vehicles protected and easily accessible.
- Internal laundry downstairs & external laundry upstairs on balcony. Additional washing machine outlets downstairs for convenience.
- Shed & 20ft shipping container for additional storage.
- The use of front & rear stairs will prevent you getting wet on those stormy wet season days. Stratco breezeway wall

above the rear stairs keeping the house cool.

☑All home maintenance has been done and is ready to move in now!

☑300L solar hot water system.

☑Enjoy the ambience of native birds dawn chorus & seeing birds outside through the windows.

Key Neighbourhood Features:

☑Driver Primary School (1km)

☑Marlow Lagoon Recreation Area (1.1km)

☑Sacred Heart Catholic Primary School (1.5km)

☑Palmerston College (1.6km)

☑Oasis Shopping Centre (2.7km)

☑Palmerston Water Park (4.2km)

☑Gateway Shopping Centre (4.6km)

☑Palmerston Regional Hospital (5km)

Additional Information as follows:

☑Council Rates: Approx \$1,853 per annum

☑Year Built: 1983

☑Planning Scheme Zone: Low Density Residential

☑Area under Title: 851sqm

☑Status: Vacant Possession

☑Rental Estimate: \$1,000-\$1,200 per week

☑Settlement Period: 45 days

☑Easements as Per Title: Sewerage Easement to Power and Water Authority

For more information on how Openn Negotiation works see: [www.openn.com.au](http://www.openn.com.au)

To bid on this property or observe, please download the 'Openn Negotiation' app, create an account and search the property address.

Please note the Final Bidding Stage is subject to change and the property could sell at any time.