

Sold



9 Eighth St, Minlaton



## NEAT AS A PIN AND READY TO MOVE IN - WALK IN WALK OUT SALE

Located on the Western side of Minlaton in the quiet Eighth Street, this is this perfect opportunity for a first home buyer or even an astute rental buyer to purchase an established home with all the furnishings and nothing to do but put your feet up. Situated approx. 800 metres from the main shopping precinct on approx. 841.3 m2 (approx.) block. This 3-bedroom home has a magnificent back verandah/entertaining area with very low maintenance gardens, single car garage and carport and the added bonus of your own man shed in the back of the garage.

### OTHER PROPERTY FEATURES

- 3 Bedroom Prefab home w/-tiled roof
- Main bedroom w/- built in robes, split system air con & ceiling fan
- 2nd bedroom w/-built in robes & ceiling fan
- 3rd bedroom w/- ceiling fan
- Bathroom w/- small bath, shower & vanity
- Separate toilet

 3  1  3

|                      |             |
|----------------------|-------------|
| <b>Price</b>         | SOLD        |
| <b>Property Type</b> | Residential |
| <b>Property ID</b>   | 10029       |

### Agent Details

Tony Clark - 0427 363 161

### Office Details

Maitland  
0888363161



- Kitchen/Lounge/Dining area
- Lounge/Dine with split system air con & ceiling fan & double glass doors to outdoor entertainment area
- Kitchen newly renovated w/- electric oven & cooktop, range hood, dishwasher & pantry cupboard
- Back door entrance/Laundry leading into the kitchen
- Large back verandah/deck for outdoor entertaining connected to a shade house
- 250ltr electric hot water service
- Single car garage plus single carport connecting to man cave / sleepout
- Neat low maintenance back yard, Rainwater tanks with pump connected to house
- Neat low maintenance front yard
- Pull down blinds on front bedroom windows
- New meter box and power meter

Great opportunity to secure a property of this quality on a walk-in walk out basis. Properties of this quality rarely stay on the market for long so please contact Tony Clark 0427 363161 to book your appointment today.

RLA228106

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.