

2 Laughton St, Dubbo, NSW 2830

Sold - \$522,000

House 3 1 2



Comfort and Convenience in South Dubbo

From the moment you arrive, you'll feel at home in this inviting three-bedroom residence, perfectly positioned in sought-after South Dubbo. With two separate living areas, a renovated bathroom and laundry, plus a handy butler's pantry, this home offers a blend of comfort and convenience at an appealing price point.

Open for Inspection

By Appointment.

Enjoy your morning cuppa on the spacious front verandah or entertain effortlessly in the generous north-facing outdoor area. Stay comfortable year-round with ducted evaporative cooling, split system air conditioning and gas heating. A secure yard, tandem carport, and solar system also add to the practicality.

Just a short stroll to Boundary Road and Tamworth Street shops, cafes, the Tavern, medical centres, schools, park with playground and sporting fields, this is a lifestyle of ease and accessibility. Don't miss your chance to make it yours!

FEATURES:

- Three bedrooms, two with built-ins, ceiling fans
- Front lounge with split system RC AC & gas heater
- Rear family room with split system RC AC & gas heater
- Dining area off a tidy kitchen with breakfast bar & ample storage
- Butler's pantry with sink, single drawer dishwasher & extra storage
- Renovated bathroom; updated laundry with storage & second toilet
- Ducted evap cooling in addition to split system RC AC & gas heating
- Large north facing covered outdoor entertaining with external blinds
- Large front verandah; front window shutters; security screens
- 1.6kW solar system; oversized garden shed; instant natural gas hot water
- Tandem double carport (one space gated); child & pet friendly year yard
- Convenient South Dubbo location - move in and enjoy nearby amenities
- Easy access to city buses, sporting oval, playground, dog park & walking tracks
- Short walk to popular cafes, schools, medical centres and South Dubbo Tavern
- 850 m to Boundary Rd shops with bakery, chemist, takeaway, post office & more
- 1.2 km to Tamworth St shops with IGA, butcher, newsagent, chemist & more

Listed By

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