



3/1A Furney St, Dubbo, NSW 2830

Sold - 28/02/2025

Unit 2  1 



## Perfectly Positioned Central Dubbo Unit - Walk to CBD

This 2-bedroom first-floor unit is your gateway to convenient, low-maintenance living or a standout investment opportunity. Nestled in a well-maintained block, it's perfectly positioned only 1 km from Macquarie Street.

**Open for Inspection**

By Appointment.

Enjoy easy access to popular cafes, parks, cultural centres, the Showground, ALDI, and more, with schools, childcare, and medical facilities nearby. North facing and light-filled, it boasts a covered carspace, open-plan living area, tidy kitchen and updated bathroom.

Whether you're a first-home buyer, investor, downsizer or looking for a lock-and-leave lifestyle, this superbly located unit offers everything you need in the heart of Dubbo.

Act quickly - affordable opportunities like this don't last!

### FEATURES:

- Prime location in the heart of Dubbo, on the edge of the CBD
- Privately positioned on the first floor of a well-maintained block of 8
- Bathed in northern light with serene, leafy views
- Two comfortable bedrooms, both with built-in wardrobes
- Tidy kitchen; reverse cycle split system air conditioning
- North-facing, open plan living and dining area
- Updated bathroom featuring a separate bath and shower
- Convenient internal laundry for the sole use of the owner/occupier
- Covered, single, off-street car parking space; nbn FTTP
- Perfect for first-home buyers or as a low-maintenance investment
- Currently vacant and offered with vacant possession

Superb central location, just a short stroll to Dubbo CBD, Dubbo Public School, the Showground, Cultural Centre, Railway Station, Aquatic Leisure Centre, tennis courts, parks, cafes, clubs, pubs, sporting facilities and shops

### DISTANCE TO:

#### Listed By

Karen Chant

Karen Chant

Mobile: 0448 191 167

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