Raine & Horne Dubbo
Level 1,Cnr Macquarie & Cobra St,
Dubbo NSW 2830

69 Magnolia Boulevard Bvd, Dubbo, NSW 2830

Sold - $723,000

House 3 2 2















Stylish, Spacious & Designed for Easy Living

Open for Inspection

By Appointment.

Positioned in a modern and family friendly setting, this stylish contemporary residence offers the perfect blend of comfort, functionality and low maintenance living. Thoughtfully designed with open plan interiors, quality finishes and seamless indoor outdoor flow, the home is ideal for families, first home buyers or investors alike. Featuring a spacious kitchen with walk-in butler's pantry, multiple living zones, ducted reverse cycle air conditioning and a covered alfresco entertaining area, this well presented property delivers easy everyday living with all the modern conveniences already in place. Set on an approximately 443sqm block with established lawns, side access and double lock-up garage, this is a move-in ready opportunity not to be missed.

Main Features

- Modern brick veneer home built approximately 2021
- Spacious open plan living, dining and kitchen flowing to alfresco area
- Stylish kitchen with Smeg appliances and butler's pantry
- Main bedroom featuring walk-in robe and private ensuite
- Built-in wardrobes to remaining bedrooms
- Zoned Actron Air reverse cycle heating and cooling throughout
- Covered outdoor entertaining area with gas point, lighting and power
- Double automatic lock-up garage plus side access and established gardens
- Potential Rental Income Approx. $600 - $620 per week
- Council Rates Approx. $3,003.35c p.a.
- Property Status (Vacant)

Listed By
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Every precaution has been taken to establish accuracy of the information above, but does not constitute any representation by the vendor or real estate agent.