

1/12 Werrang St, Albion Park Rail, NSW 2527

Sold - \$363,000

Villa 2 1/2 1



**\*\*Under Contract\*\***

Smart start, live in or let out... This well located brick villa is certainly representing great value in today's market priced under \$400,000.

Perfectly set within a short stroll to the beautiful lakes edge, cycleways and parks, train station and shops. Well appointed throughout with current tenant on expired lease looking to stay on long term, this property showcases: 2 bedrooms, both with built in robes & ceiling fans, open plan living with reverse cycle air conditioning, extensive use of polished floor boards, main bathroom features bathtub and separate shower, neat and tidy kitchen opens off living area, there's also an internal laundry for convenience.

Outdoors enjoy private courtyard with level grassed area, garden shed for extra storage and enclosed carport to get the vehicles securely off the street. All this tucked away in tidy side street set in a well-maintained complex.

Hurry, a solid investment by the lake awaits.

**Open for Inspection**

By Appointment.

**Listed By**

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