

**11 Gentles Ave, Dapto, NSW 2530**

**Sold - \$571,200**

House 3  1  2 



## Let's Get Started

A well maintained and presented brick veneer and tile home situated on a level landscaped block in a quiet location. This property consists of formal and informal living areas with 3 bedrooms and a tiled main bathroom and is ideal for the first home buyer or investor and those looking to downsize, it will appeal to all.

**Open for Inspection**

By Appointment.

### The Main Features:

- Large formal lounge room with separate dining area
- Functional kitchen with ample cupboard space and breakfast bar
- Family room with split system air conditioning
- 3 bedrooms, two with built in robes, tiled main bathroom, separate toilet
- Beaut covered entertaining area, private secure rear yard
- Side access with concrete parking area and additional off street parking.

### The Real Benefits:

- Formal and informal living areas
- Functional kitchen with breakfast bar
- Family room opening onto covered entertaining area
- Side access available, private and secure rear yard
- Quiet location, landscaped gardens

### The Important Numbers:

Property Size: 140 sqm  
Land Size: 562 sqm  
Council Rates: \$440.30 per quarter  
Water Rates: \$171.96 per quarter

### Listed By

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