

71 River St, Cundletown, NSW 2430

Sold - 21/07/2021

House 4 2 1



Exclusive River Street Cundletown With Magnificent Manning R

Nestled in what is considered to be one of Cundletown's most exclusive neighbourhoods, this immaculate family home celebrates views of the Manning River in addition to its first-class village location. Comprised of a well-appointed and faultless brick and tile facade, coupled with open plan living and four spacious bedrooms for the larger family, the home boasts a fantastic atmosphere in each of its bright and light filled spaces. Modern updates throughout including a new stylish bathroom and kitchen allowing the lucky purchaser to move straight in and begin their next chapter without lifting a finger.

Open for Inspection

By Appointment.

Formerly utilised as a long term investment by the owner with a current expected market rent of around \$490 - \$510 per week, this property is also an attractive investment opportunity with Cundletown being in high demand for eager tenants looking to get into this desired area. One thing is for certain though, whether you are investing or nesting, this value packed property represents excellent buying in the current housing market.

On entry you will be welcomed by a comfortable lounge room with views down to the river and an old open fireplace that has been restored as the statement piece of this space, leading seamlessly through to the large, open plan dining and kitchen. Fitted with reverse cycle air conditioning and hard wearing and stylish updated floating timber floors, the dining room is spacious enough for the whole family to join together around the dinner table. The spacious modern kitchen is fitted with high-end stainless steel appliances including dishwasher, oven, industrial style rangehood with a ceramic cook top. The sunroom or sleepout located just off the meals area is a great space for a second living area, rumpus or teenage retreat.

Each of the four bedrooms are quite generous in size, three of which offering ceiling fans and built-in storage. Servicing these rooms is the main family bathroom complete with bath tub, walk-in shower and a separate toilet. Just off the laundry you will find a brand new bathroom with on-trend finishes, perfect for the bigger family needing the extra set of amenities.

Set on a corner block fronting River and Queen Streets, the level and low maintenance 581sqm yard is easy to care for. There's a perfect covered area where you can set up a BBQ and watch the kids play safely in the backyard. Parking facilities are abundant with a single lock up garage that features internal access to the home, plus a double attached carport perfect for extra vehicles or a boat.

The riverside location is both favourable and functional with boat ramp access at Carle's Wharf just 350m from your front door, as well as the park where you can pack a picnic and enjoy your lunch by the river. For families, Cundletown Public School is extremely popular and is located just 600m from home, as well as all conveniences such as general store, butcher and bottle shop all located within 500m.

Listed By

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