

2/13 Bonalbo Cl, Coffs Harbour, NSW 2450

Sold - 25/10/2021

Villa 2 2 2 1



Excellent downsizer/first home buy in a quiet area

Owned and much loved by the same owner for over 28 years, this single level and easy to maintain home is now ready for its new owner.

The cul-de-sac location is a sought-after area because of its convenience, easy access to all amenities and the quiet neighbourhood. The property is a sturdy brick and tile home, right at the end of the cul-de-sac and would suit downsizers, first home buyers and investors.

The living area faces east and attracts the morning sun; the dining/kitchen area attracts the afternoon sun and the fully fenced courtyard attracts sun all year round. The villa has ducted air-conditioning and fans throughout for your comfort.

The generous sized bedrooms have built-ins and the bathroom has a bath, separate shower and a toilet. The oversized internal laundry is also a second bathroom with shower and toilet, which is handy for a young family or guests. If you love gardening then you can continue to landscape at the front of the home, on the side or put some pot plants again in the courtyard.

Transport is within walking distance, and Bray Street shops and Baringa Hospital are just few minutes' drive away.

The property is a self-managed strata plan with 1/13 Bonalbo Close which is the property behind 2/13 Bonalbo Close. If you are looking for single level villa and easy to maintain home in a sought-after area, then be quick to inspect.

Council rates \$2,543 per year and strata insurance \$765 per year

Features:

- Ducted air-conditioning and fans throughout
- 2 bathrooms, built-ins in both bedrooms
- Internal laundry and 1 lock up garage with internal access
- Nice aspects from all rooms, quiet cul-de-sac location
- Fully fenced courtyard, great for first home buyers/downsizers/investors
- Convenient location, close to all amenities

Listed By

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Open for Inspection

By Appointment.

