

7 Haydon St, Rosebery, NT 0832

Sold - 16/11/2023

House 3 1/2 2 1/2



### Affordable starter with loads of features.

This compact home is a genuine entry level proposition for a couple or young family that don't want to compromise on things like yard space or a pool to cool down in. The size of the home means you won't spend your weekends cleaning however there is plenty of yard space for playing or entertaining and with vehicle access into the rear yard there are plenty of options to park a boat or caravan.

#### Open for Inspection

By Appointment.

The home still includes all of the features you would expect from a well-planned modern home. The main bedroom includes both a walk-in robe and an ensuite. The main bathroom and toilet are separate which is an added convenience. There is a storeroom built into the house making it both secure and weather proof which is a great spot to keep items protected. All of the bedroom and the living/dinning room are all air conditioned for maximum comfort and the home is fully tiles for easy cleaning.

Features include:

- \* 613m<sup>2</sup> 1/2 block with side access to rear yard
- \* Parking for 2 cars behind the gate
- \* Shaded and private pool
- \* Garden Shed and storeroom
- \* Fully air conditioned and tiled throughout.
- \* Ensuite to master bedroom
- \* Plenty of room in the rear yard for a boat or Caravan

The layout of the home and its position on the block will allow for future improvement of the home if the new owner wishes to expand when the time is right. It would be relatively easy to expand the patio area and create a super comfortable outdoor living area, or expand the under cover parking area to create more protection for vehicles or maybe even build a large shed/work shop. The options are there.

Year Built: 2006

Planning Zone: LR - Low Density Residential

Rates: \$1,774.00 per annum (approx)

Easements: Electricity Supply Easement, Power Water Corp

Land Area: 613m<sup>2</sup> 1/2 (approx)

#### Listed By

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