



## Aberglasslyn, 1 Grebe Street

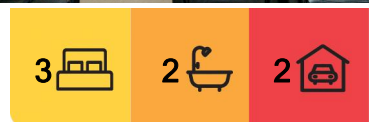
### LOW MAINTENANCE LIVING!!

Situated in the popular McKeachie's Run Estate, this modern 3-bedroom Torrens Title home is the ideal choice for downsizers seeking a low-maintenance lifestyle or astute investors looking for a quality, tenant-ready property.

Designed for comfort and practicality, the open-plan living area is tiled throughout high-traffic zones, ensuring durability and easy care. A split-system air conditioner keeps the space comfortable year-round, while the well-appointed kitchen serves as the heart of the home, boasting an abundance of bench and cupboard space.

The master bedroom is a true retreat, featuring a walk-in robe, private ensuite, and split-system air conditioning for added comfort. The remaining bedrooms are well-sized, catering perfectly to guests, family, or tenants.

Outdoor living is well considered with a northeast-facing alfresco area and a private



**For Sale**  
\$632,000

**View**  
[ljhooker.com.au/1DYUF6H](http://ljhooker.com.au/1DYUF6H)

**Contact**  
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0423 525 335  
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**LJ Hooker Maitland**  
**(02) 4933 5511**

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courtyard, creating the perfect setting for relaxation or entertaining. A double garage with internal access adds security and convenience.

Positioned in a thriving estate, this home is just moments from local shopping, parks, and transport, making it an exceptional opportunity for those seeking modern, cost-effective, and low-maintenance living.

Your search for the perfect home ends here!

Proudly marketed by LJ Hooker Maitland, please call exclusive agent Kane Bradley 0423 525 335 7 days for all inspections & further information.

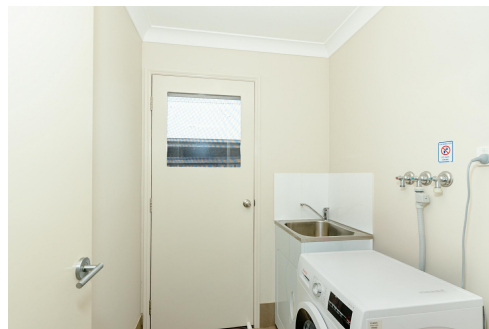
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## More About this Property

<b>Property ID</b>	1DYUF6H
<b>Property Type</b>	House
<b>Land Area</b>	348 m2

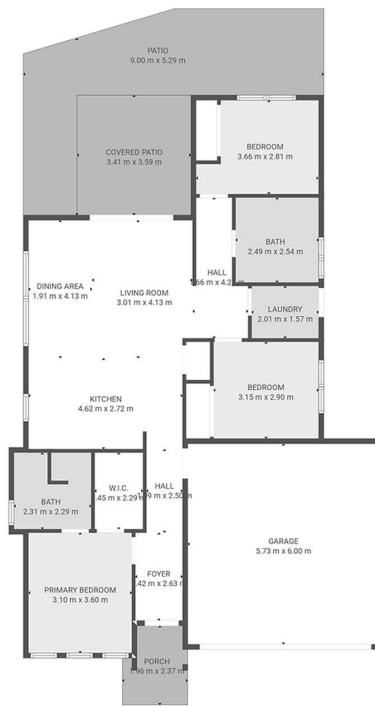
**Kane Bradley 0423 525 335**  
Director | [kbradley.maitland@ljhooker.com.au](mailto:kbradley.maitland@ljhooker.com.au)

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**TOTAL: 99 m2**  
**FLOOR 1: 99 m2**  
 EXCLUDED AREAS: GARAGE: 34 m2, PORCH: 4 m2, PATIO: 26 m2,  
 COVERED PATIO: 12 m2

**FLOOR PLAN**

1 Grebe st  
 Aberglasslyn

DISCLAIMER: Plans shown are for presentation purposes only and not part of any legal document or title. They are subject to errors, omissions, inaccuracies and should not be used as a sole and accurate reference. Interested parties should make their own inquiries using independent sources.



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