



115 Brown Street, Broken Hill



## Stylish and renovated - ready to enjoy!

Positioned in one of the area's well sought after streets, this beautifully renovated 4 bedroom home offers modern living. Featuring hard flooring throughout and fresh, contemporary finishes, the home is ready to move in. The spacious, family friendly yard is perfect for kids and pets, while the covered entertainment area creates the ideal setting for weekend BBQs and relaxed outdoor living. A perfect match of comfort, location, and lifestyle.

### Property details:

- Main bedroom with walk in robe (no fit out)
- Second bedroom with built in robes
- Large open plan living with tiled flooring
- Double glass doors lead out to the undercover entertainment area
- 5 burner gas stove
- Reverse cycle split systems in all bedrooms and living area
- Updated electrical
- Yard separated into different sections
- Artificial lawn and space for kids to play
- Space to build a shed and more

Land rates: approx \$2,449  
Water rates: approx \$1,000

4  1  0 

### FOR SALE

Please Call

### AGENTS

Tara Nadge  
0408 787 422  
sales.brokenhill@ljhooker.com.au

### AGENCY

LJ Hooker Broken Hill  
(08) 8087 3666

All information contained therein is gathered from relevant third parties sources.  
We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.



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## MORE DETAILS

Property ID	X6VGKV
Property Type	House
Land Area	910.5 m2
Including	Air Conditioning
	Toilets (1)
	Outdoor Entertaining
	Secure Parking
	Fully Fenced

**Tara Nadge 0408 787 422**

Principal | [sales.brokenhill@ljhooker.com.au](mailto:sales.brokenhill@ljhooker.com.au)

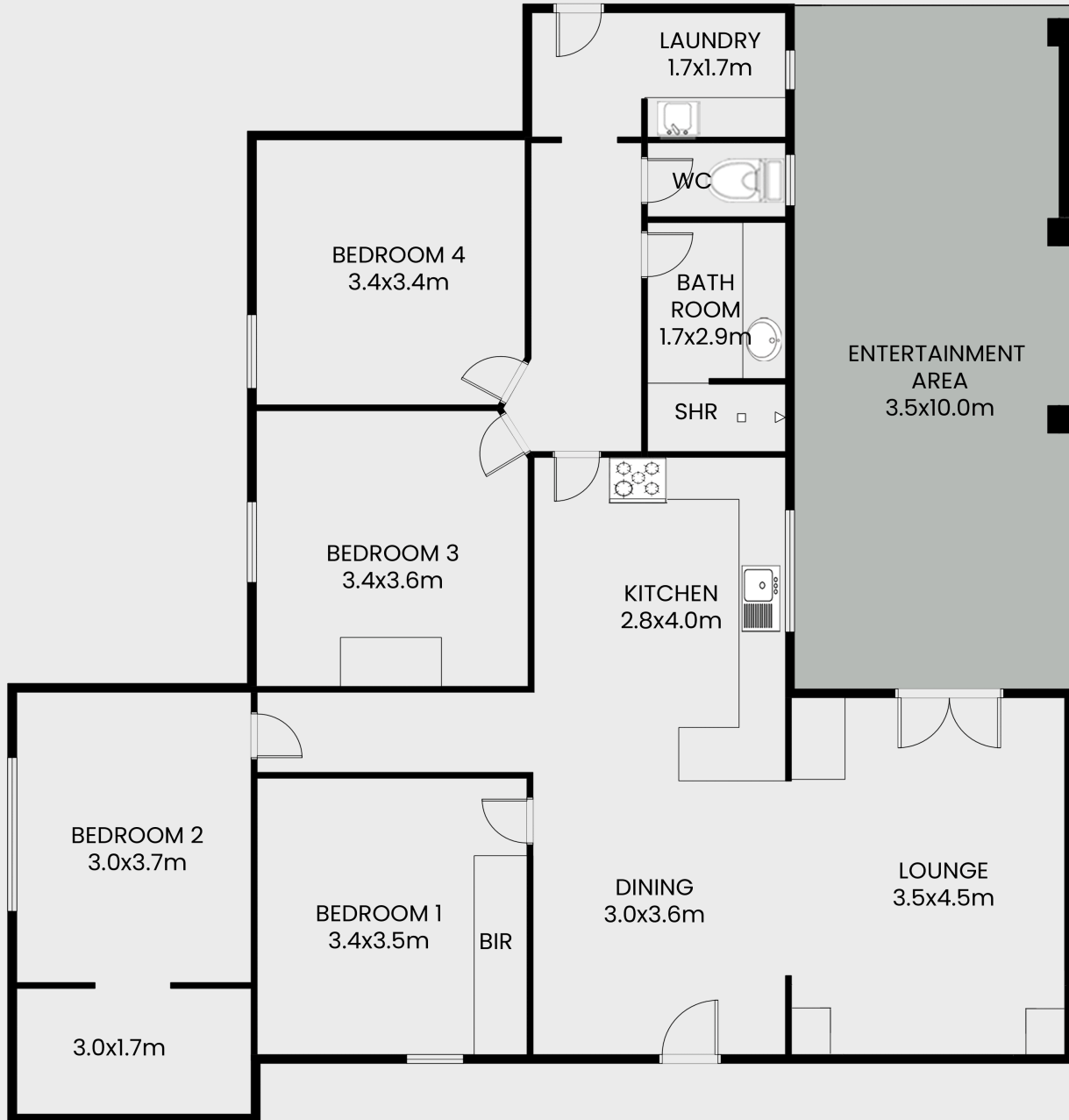
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## FLOOR PLAN



This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.

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