

## Lansdowne, 18 East Lansdowne Road

### Spacious & Quality Brick Home in Charming Lansdowne Village

Nestled in the heart of Lansdowne village on the picturesque Mid North Coast, this immaculately maintained brick and tile residence offers an inviting country lifestyle just 20 minutes from both Taree and Harrington. Whether you're searching for a family home, your first property, or a sound investment, this spacious and stylish home ticks all the boxes.

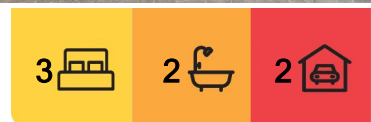
Set on a generous 1012sqm block, the property offers both side access and rear lane access to the backyard. The eye-catching street appeal showcases a tidy brick facade, tiled roof, and a thoughtfully designed spacious interior ideal for relaxed family living.

The property features include...

- Three generous sized bedrooms, each equipped with built-in wardrobes for storage
- With ducted air conditioning in place, you'll enjoy a comfortable indoor environment no



**Disclaimer:** 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.



**For Sale**  
Offers Invited

**View**  
By Appointment

**Contact**  
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**LJ Hooker Taree**  
**(02) 6552 1133**

matter the season

- Tiled flooring through the main living areas for easy care
- A flexible floorplan includes two spacious living areas, one of which is a large family room equipped with its own split system air conditioner and a built-in bar
- The front living room offers a welcoming space to unwind, complete with a cosy wood fireplace that adds warmth and charm through the cooler months
- Well-appointed kitchen with abundant storage, breakfast bench and adjoining dining area
- The three-way main bathroom is in excellent condition and centrally positioned for easy access from all bedrooms
- Outside, a separate laundry room includes a second bathroom with shower and toilet - a practical addition for busy households or families
- Undercover BBQ area and a level backyard perfect for kids and pets
- A double garage provides secure parking for two vehicles complemented by a large stencilled concrete driveway area ideal for additional off-street parking for a caravan, boat or trailer. There is also a garden shed in the backyard for extra storage or tools
- Fitted with solar panels and solar hot water system to help reduce energy costs and improve efficiency year-round

Enjoy the best of village life, with local amenities including a General Store, Post Office, Bowling Club, Primary School and scenic walking trails all close by. Just under four hours drive from Sydney, this is a rare opportunity to enjoy peaceful, rural style living without compromising on comfort or convenience.

Don't miss your chance to secure a quality home in one of the Manning Valley's most appealing small communities. For more information, please contact Justin Atkins on 0417 955 176 or Jade Hush on 0481 764 063.

## More About this Property

<b>Property ID</b>	1RAQF7G
<b>Property Type</b>	House
<b>Land Area</b>	1012 m2
<b>Including</b>	Air Conditioning Ducted Cooling Ducted Heating Toilets (2) Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Solar Panels Solar Hot Water

**Justin Atkins 0417 955 176**

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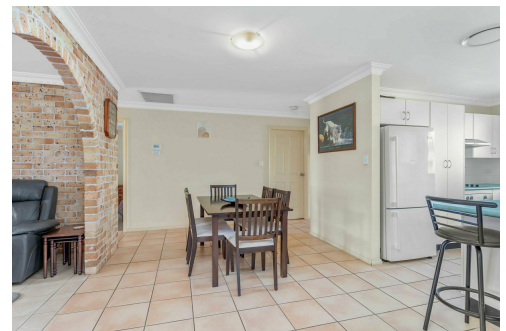
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