



1/3 Judd Street, Mount Hutton

## WHERE THE LIVING IS EASY

Looking for an easy care, duplex villa in an amazingly convenient location?

Here it is! Open plan living, tiled floors, air conditioning and all on one level.

This home has generous rooms and is light filled, yet private.

There is a full size laundry with direct access to your outside drying area, a covered patio and large rear yard, perfect for pets and children.

This self-managed strata property is perfect for first home buyers, investors or down sizers.

Make the move and discover a place where the living is easy.

### FEATURES

- Two generous bedrooms with built-in-robos and ceiling fans
- Full sized bathroom with shower recess and skylight
- Separate powder room and laundry
- Cosy lounge area near entry.
- Practical, all electric kitchen with plenty of cupboard space

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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**FOR SALE**  
\$737,000

### AGENTS

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### AGENCY

LJ Hooker Warners Bay  
(02) 4915 3800

LJ Hooker

- Tiled flooring throughout, with carpet in the bedrooms
- Single car garage
- Flat, fenced rear yard with easy side access
- Quiet cul-de-sac location just steps away from Aldi, the public school and Lake Macquarie Square
- A short drive to Charlestown and the lake foreshore at Warners Bay

The information contained herein has been provided by people we believe to be reliable, however all interested parties must rely on their own enquiries.

## MORE DETAILS

Property ID	Z1NHN8
Property Type	Villa
House Size	285 m2
Including	Air Conditioning
	Toilets (1)
	Built-in-Robes
	Car Parking - Surface
	Carpeted
	Close to Schools
	Close to Shops
	Close to Transport
	Exhaust

### John Church 0414 294 944

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