



72/11 Payne Street, Narooma

## Neat as a pin

Positioned in the highly regarded Parklands Estate, this single-level, two-bedroom plus a dedicated office/study home offers comfortable, low-maintenance living just minutes from everything Narooma has to offer.




Recently refreshed with new paint and carpets throughout, the home features a light-filled open-plan living area, reverse-cycle air conditioning, and a versatile sunroom with great views that provides valuable extra living space. The separate office or hobby room adds flexibility for those working from home or pursuing their favourite pastime.

Both bedrooms include built-in robes and are serviced by a well-maintained bathroom, while the convenience of a second toilet is sure to be appreciated. The double garage offers secure parking, storage, and internal access.

Perfectly suited to downsizers, retirees, or those seeking an easy-care coastal lifestyle, this welcoming home combines comfort, practicality, and a peaceful community setting close to shops, medical facilities, clubs, and Narooma's beautiful beaches.

Features:

- Freshly painted with new carpets throughout
- Two bedrooms with built-in robes
- Separate office or hobby room
- Reverse-cycle air conditioning

2  1  2 

**FOR SALE**

\$585,000

**VIEW**

Sat 20th Jun @ 11:00AM - 11:30AM

**AGENTS**

Steven Hutcheson  
0407 226 603  
steven.hutcheson@ljhooker.com.au

**AGENCY**

LJ Hooker Narooma  
(02) 4476 1000

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.

 **LJ Hooker**

- Sunroom providing additional living space
- Bathroom plus second toilet
- Double garage with internal access
- Easy-care home in sought-after Parklands Estate

Call LJ Hooker Narooma today to arrange an inspection.

## MORE DETAILS

Property ID                    2W1HMM  
Property Type                Villa  
Including                        Toilets (2)

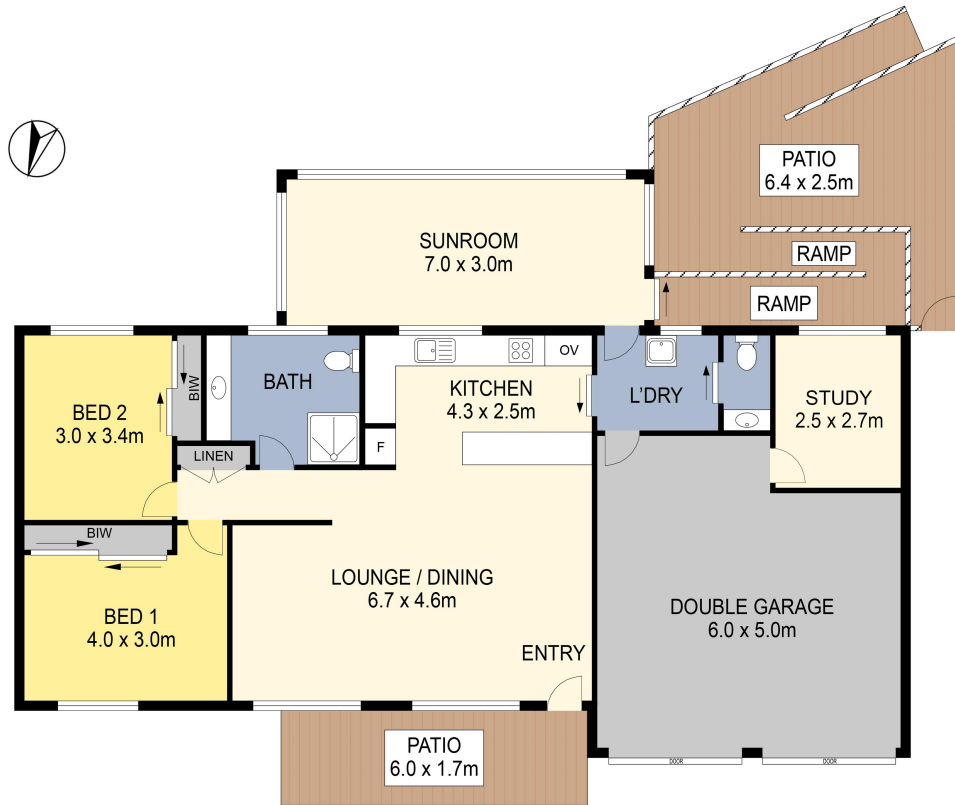
**Steven Hutcheson 0407 226 603**

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**LJ Hooker Narooma (02) 4476 1000**

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PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.

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