

Old Bar, 1/45 Hall Street

Affordable Ground Floor Unit just 150m Walk to the Beach!

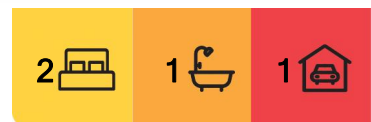
Introducing 1/45 Hall Street, Old Bar... Your opportunity to downsize or invest in superior beach style awaits with this excellent unit situated in the charming seaside village of Old Bar. This neatly presented ground floor unit is located just one street back from Old Bar Beach, offering an easy 150m walk to the sandy shores.

Whether you're an investor, downsizer or someone seeking a holiday home as a slice of the coastal lifestyle, this property is ideally suited to cater to your needs. Boasting a healthy blend of inclusions for both lifestyle and convenience, you'll find yourself only a leisurely 900m stroll away from the town centre where you will find local shops and cafes.

Designed for low maintenance living, the property is part of a small complex comprising of only four units and positioned at the front for easy access. Step inside to discover a generous light filled lounge room upon entry, creating a welcoming ambiance for relaxation



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
Price Guide \$395,000 - \$420,000

View
ljhooker.com.au/1PSMF7G

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and entertaining.

The tidy kitchen and adjoining dining room offer a seamless flow, complemented by a ceiling fan to keep you cool during the warmer months. With two good sized bedrooms, there's ample space for your comfort. The centrally located and well maintained bathroom enhances the overall functionality of the residence, while the single lock up garage provides secure parking and additional storage options.

For the investors, the property is currently leased for \$350 per week to an excellent tenant (lease expired) and would make a good long term set and forget investment.

To find out more about this affordable coastal gem or to arrange a viewing, please contact Justin Atkins at LJ Hooker Taree on 0417 955 176 or Kelly Sawyer on 0421 025 081.

More About this Property

Property ID	1PSMF7G
Property Type	Apartment
Including	Toilets (1) Balcony Built-in-Robes Secure Parking

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