15 Marsden Terrace, Taree

Warm, Welcoming and Wonderfully Positioned in Taree West

Neatly tucked away in one of Taree West's most highly sought-after pockets, 15 Marsden Terrace is new to the market and is sure to attract strong interest. This much-loved family home showcases an attractive brick and tile construction with a neat, welcoming facade, beautifully framed by manicured gardens.

We expect buyers to fall in love not only with this highly desirable Taree West location, but also with the practical floorplan and the warm, inviting atmosphere that greets you from the moment you step inside. Offering three bedrooms, an updated kitchen, drive-through garage with the added convenience of a rear shed, this home is perfectly positioned on a level 613sqm block.

Some of the many highlights of this wonderful home include...

- Spacious, light-filled lounge room featuring beautiful hardwood timber floors, kept comfortable year-round with a reverse cycle air conditioner and ceiling fan
- Adjoining the lounge room is a dedicated dining area, which flows seamlessly through to the kitchen

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FOR SALE
Price Guide $630,000 - $650,000

VIEW
Sat 7th Nov @ 10:30AM - 11:00AM

AGENTS
Justin Atkins
0417 955 176
jatkins@ljhtaree.com.au

Kelly Sawyer
0421 025 081
ksawyer@ljhtaree.com.au

AGENCY
LJ Hooker Taree
(02) 6552 1133

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.

- A bright, renovated kitchen featuring sleek white cabinetry, a sink set beneath a large window for excellent natural light, dishwasher, ample cupboard space, and a stylish breakfast bench that enhances everyday functionality
- Sliding doors open directly to the covered outdoor entertaining / patio area, creating effortless indoor-outdoor flow ideal for family living
- All three bedrooms are fitted with air conditioning and ceiling fans, while the master bedroom includes built-in wardrobes for easy everyday living
- The original bathroom is in tidy, well-kept condition, complemented by a separate toilet
- A separate laundry room with a convenient second toilet for added practicality
- Internal access from the home leads to a single lock-up garage, which also offers drive-through access to the backyard
- The backyard is fully fenced and includes a Colourbond shed, providing secure additional storage space or workshop area
- The home is also equipped with solar panels, helping to reduce energy costs and support more efficient day-to-day living

Just 700m to Taree West Public School, with Club Taree RSL and Golf Course only 1km away, Taree West Plaza 1km from home, Manning Base Hospital 1.6km, and the centre of town just 2.6km down the road, placing key amenities comfortably within reach.

This well-presented home offers comfort and versatility making it an excellent choice for first-home buyers, families, retirees seeking a manageable downsizing option, or investors wanting a reliable addition to their portfolio. We invite you to attend one of our upcoming open homes and experience the full appeal of this property for yourself. Contact Justin Atkins on 0417 955 176 or Kelly Sawyer on 0421 025 081 for further information.
Disclaimer: All information provided has been sourced from relevant third-party providers. While we strive for accuracy, we do not guarantee its correctness and make no warranties regarding the information supplied. Interested parties are advised to conduct their own investigations.

Please Note: Certain photographs have been edited to remove furniture and personal belongings owned exclusively by the tenant.

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MORE DETAILS

Property ID	1S15F7G
Property Type	House
Land Area	613 m2
Including	Air Conditioning Toilets (1) Dishwasher Outdoor Entertaining Floorboards Workshop Built-in-Robes Secure Parking Fully Fenced Solar Panels

Justin Atkins 0417 955 176
Licensed Real Estate Sales Specialist | jatkins@ljhtaree.com.au
Kelly Sawyer 0421 025 081
Executive Assistant to Justin Atkins | ksawyer@ljhtaree.com.au

LJ Hooker Taree (02) 6552 1133
227 Victoria Street, TAREE NSW 2430
taree.ljhooker.com.au | taree@ljhtaree.com.au

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Fixtures and measurements in this floorplan are provided as an approximate guide and for illustrative purposes only.

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