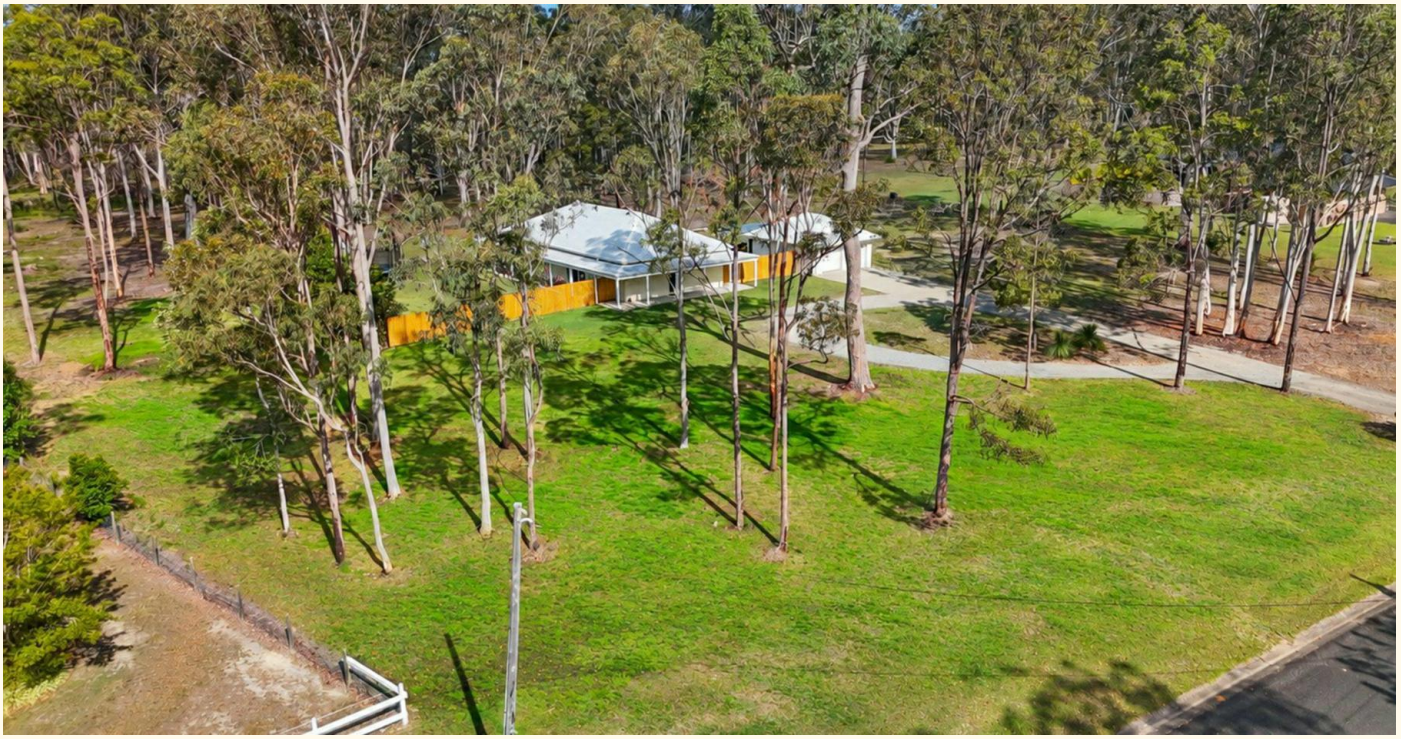







37 Iluka Circuit, Taree

Room to Roam and Nature to Explore at this Relaxed Family Retreat on 3.28 Private Acres

Nestled within one of Taree's most sought-after semi-rural locations, 37 Iluka Circuit offers an exceptional opportunity to embrace peaceful acreage living without sacrificing everyday convenience. Set on 1.33 hectares (approx. 3.28 acres) of private tree-studded land, this impressive property is located just 7km from Taree's CBD via a fully sealed tar road. Surrounded by natural bushland, established native grass trees and an abundance of wildlife, this tranquil setting provides the ideal escape for families seeking space, privacy and a relaxed Mid North Coast lifestyle.

Designed with comfortable living in mind, the renovated brick residence features generous open-plan living spaces, a spacious updated kitchen and an expansive wraparound verandah extending around the home. With plenty of room for the whole family to enjoy, this inviting property offers a relaxed lifestyle with spacious indoor and outdoor living areas, all surrounded by the peace and privacy of its natural bushland setting.

Take a look at what makes this property special so special...

3 2 2

FOR SALE
Price Guide $850,000 - $880,000

VIEW
By Appointment

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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.

- Spacious, level yard surrounded by native bushland, with a wide gravel driveway and detached double garage
- Generous, light-filled open-plan living, dining and kitchen area with high ceilings featuring vinyl plank flooring, a cosy wood fire, reverse-cycle air conditioning and large windows overlooking the leafy surrounds
- Newly renovated kitchen featuring crisp white cabinetry, stone benchtops, ample storage, electric cooktop, wall oven, dishwasher and a convenient breakfast bar overlooking adjoining the dining area
- Well-appointed master bedroom featuring ceiling fan, walk-in robe and private ensuite bathroom
- Bedrooms two and three both feature built-in robes and ceiling fans
- Centrally located main bathroom featuring a separate shower, vanity and toilet, with a practical layout for everyday family living
- Sliding glass doors from the living area open onto the wraparound verandah and fenced house yard, providing a secure outdoor space for children and pets to play
- A children's outdoor adventure haven featuring swings, a flying fox, climbing equipment and a timber cubby platform, with plenty of open space to play and explore amongst the natural bushland surrounds
- Outside, the expansive backyard offers a versatile space to enjoy, whether it's entertaining family and friends, creating a thriving vegetable garden or giving the kids room to run and play
- Ample off-street parking provides plenty of room for multiple vehicles, complemented by a double garage and single carport

If you're looking to downsize from a larger acreage property but aren't quite ready to embrace suburban living, this could be the ideal opportunity to enjoy a more manageable lifestyle without sacrificing the space, privacy and peaceful surroundings you've grown to love.

Alternatively, perhaps you're looking to escape the hustle and bustle of city life and settle into a tranquil country retreat on the beautiful Mid North Coast, where the whole family can enjoy the outdoors, explore nature and make the most of a relaxed rural lifestyle.

Whatever your reason for making a move, this wonderful property offers an appealing opportunity to enjoy the best of country living, with room to relax, entertain and create lasting memories. Properties offering this lifestyle are well worth exploring, and we encourage you to arrange a viewing or come along to one of our open homes to experience everything this lovely property has to offer.

For further information, please contact Justin Atkins on 0417 955 176 or Kelly Sawyer on 0421 025 081.
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 Vendor.

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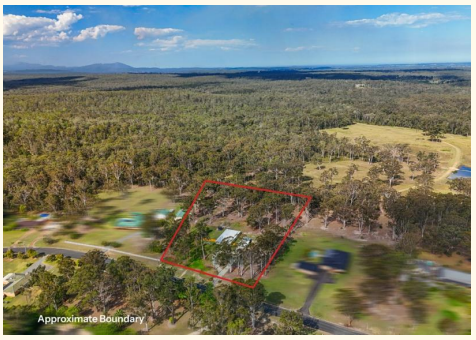
MORE DETAILS

Property ID	1S55F7G
Property Type	House
Land Area	1.33 hectare
Including	Air Conditioning Toilets (2) Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking











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