



10/24 Plover Street, Taree



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## Exceptional Value Freestanding Villa

Experience outstanding value at this well-maintained villa, an ideal option for downsizers or first-home buyers seeking comfort and privacy. Quietly positioned in a friendly, well-kept complex, 10/24 Plover Street offers both convenience and easy accessibility. With its thoughtful design and practical features, this home is sure to leave a lasting impression.

The key features of the property include:

- Standalone villa discreetly positioned at the rear of the complex providing privacy
- Two generously sized bedrooms with built-in wardrobes
- Inviting air conditioned lounge area upon entry, seamlessly connected to the adjacent dining space
- Sheltered outdoor patio area overlooking the landscaped rear and side courtyards
- Neat and well-maintained U-shape kitchen
- Tidy bathroom complete with a bathtub, shower and separate toilet
- Internal laundry room and linen press along the hallway
- 3.5kW solar panel system has been installed, offering cost savings and eco-friendly energy
- Single lock-up garage with remote door, offering space for parking

**FOR SALE**  
Offers Invited

### AGENTS

Justin Atkins  
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Kelly Sawyer  
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### 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.



- or secure storage
- Quiet and sort after location just 350m from Taree Leagues Sports Club for lawns bowls or a meal and a mere 700m from Chatham Shopping Hub
- For astute investors seeking a low-maintenance, hassle-free investment, this property is currently tenanted at \$390 per week, offering a solid return with minimal upkeep required

Our motivated seller is open to genuine offers from the market for this delightful villa. For further details, please contact Justin Atkins on 0417 955 176 or Kelly Sawyer on 0421 025 081.

- Approximate Outgoings
- Council rates \$751 per quarter
- Strata levies \$254 per quarter

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

## MORE DETAILS

Property ID	1RK6F7G
Property Type	Unit
Including	Air Conditioning Toilets (1) Courtyard Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels

**Justin Atkins 0417 955 176**

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