



Villa 22/7 Manning River Drive, Taree

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## Relaxed Over 55's Living in the Heart of Nulama Village

**FOR SALE**  
\$280,000

### AGENTS

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### AGENCY

LJ Hooker Taree  
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Welcome to 22/7 Manning River Drive, Taree, a well-presented two-bedroom villa offering comfort, convenience, and a welcoming sense of community within the popular Nulama Village &ndash; an exclusive Over 55's community. Designed for relaxed, low-maintenance living, this inviting home is ideal for retirees or downsizers seeking a peaceful lifestyle with everyday essentials close by.

Inside, the villa features light-filled living and dining areas that provide a comfortable space to unwind or entertain. The practical layout promotes ease of living, enhanced by air conditioning and ceiling fans to ensure year-round comfort. Large windows allow natural light to flow throughout, creating a bright and welcoming atmosphere.

Both bedrooms are generously sized and include built-in wardrobes, offering ample storage and comfortable accommodation. The bathroom is neat, functional, and well maintained, perfectly suited to daily living.

A secure single car garage with convenient access adds peace of mind, while the low-maintenance design allows you to spend less time on upkeep and more time enjoying your lifestyle.

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 **LJ Hooker**

Set within a friendly and well-established Over 55's village, residents enjoy a strong sense of community along with easy access to nearby shops, medical facilities, public transport, and the scenic surrounds of the Manning River.

**Villa Features Include:**

- Two well-sized bedrooms with built-in wardrobes
- Neat and functional bathroom
- Air conditioning and ceiling fans for year-round comfort
- Secure single car garage with easy access
- Bright, open-plan living and dining areas
- Low-maintenance living in a peaceful Over 55's community

Whether you're looking to downsize or embrace a relaxed, community-focused lifestyle, 22/7 Manning River Drive presents an excellent opportunity to secure your place in a highly sought-after Over 55's village. Contact Sacha Fraser on 0431 183 617 or Jade Hush 0481764063 for more information.

**MORE DETAILS**

Property ID	1RSPF7G
Property Type	Unit
Including	Air Conditioning Courtyard

**Sacha Fraser 0431 183 617**

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