



3 Rosedale Place, Tinonee




## Peaceful Village Living in Tinonee

We are excited to present this exceptional four-bedroom home, nestled in the charming village of Tinonee. Whether you're looking for your perfect family haven or a solid investment opportunity, this property offers both. Situated only 11 km from Taree and a short distance from the tranquil Manning River, Tinonee offers the perfect setting for those seeking a peaceful, village lifestyle.

This inviting home boasts a host of impressive features:

- Set back with ample space surrounding, this solid brick and tile home boasts excellent street appeal, offering both privacy and long-term durability
- Four bedrooms, all featuring new charcoal carpet and ceiling fans. Two bedrooms include built-in wardrobes, while the master boasts a walk-in wardrobe
- Open-plan living, dining, and kitchen area, complete with a ceiling fan and air conditioning for year-round comfort
- Modern white and charcoal kitchen featuring overhead cupboards, an under-bench oven, ceramic cooktop, and a dishwasher
- Additional room with an extra toilet, laundry facilities, and a sliding door opening to the yard. This versatile space could serve as a rumpus room, second living area, games room, or even a fifth

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.

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**FOR SALE**

NEW PRICE \$600,000 - \$625,000

**AGENTS**

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

Jade Hush  
0481 764 063  
jhush@ljhtaree.com.au

**AGENCY**

LJ Hooker Taree  
(02) 6552 1133

 **LJ Hooker**

- bedroom
- Contemporary bathroom with direct access from the master bedroom, featuring a separate toilet
- 919.9 Sqm block featuring a Colorbond shed at the rear and a concrete patio accessible through the sliding door off the kitchen and dining area

For outdoor enthusiasts, you'll love the mere 1.4km to the picturesque Tallships Reserve and the tranquil banks of the Manning River. The property is also conveniently located close to Tinonee's amenities, including the Tinonee General Store and sporting fields, just a 1km walk away, as well as the local Primary School, only 500m from your doorstep.

You'll be welcomed by an elevated outlook that captures the refreshing afternoon breeze. Who wouldn't want to call the family-friendly village of Tinonee home? To express your interest in this tidy and affordable property or to arrange a viewing, please contact Justin Atkins on 0417 955 176 or Jade Hush on 0481 764 063

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Please Note: Digital furniture has been used in this advertisement for illustrative purposes.

## MORE DETAILS

Property ID	1RHJF7G
Property Type	House
Land Area	919.9 m2
Including	Air Conditioning Dishwasher Outdoor Entertaining Workshop Built-in-Robes

**Justin Atkins 0417 955 176**  
Licensed Real Estate Sales Specialist | [jatkins@ljhtaree.com.au](mailto:jatkins@ljhtaree.com.au)  
**Jade Hush 0481 764 063**  
Sales Associate | [jhush@ljhtaree.com.au](mailto:jhush@ljhtaree.com.au)

**LJ Hooker Taree (02) 6552 1133**  
227 Victoria Street, TAREE NSW 2430  
[taree.ljhooker.com.au](http://taree.ljhooker.com.au) | [taree@ljhtaree.com.au](mailto:taree@ljhtaree.com.au)

