

**110 Best Street, Wagga Wagga, NSW, 2650**



**House For Sale**

Saturday, 11 January 2025

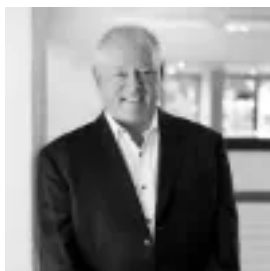
110 Best Street, Wagga Wagga, NSW, 2650

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Kerry Flinn

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## A CENTRAL CHARMER WITH STYLE AND ELEGANCE

This lovely property features formal lounge and dining with open fireplace, attractive mantle piece, stunning and ornate cornice and ceilings plus picture rails. Lead light windows, formal curtains and plush carpet. Open plan kitchen with casual meals area, stone benchtops plus a butler's island workbench. Large second living area with polished pine timber flooring - leading out to cathedral roof outdoor entertaining area.

### FEATURES INCLUDE:

#### BEDROOMS

4 Bedrooms - All with built-in robes, main has full length robe and ensuite including large vanity, shower and toilet

#### BATHROOM

Main bathroom has separate bath, shower, double vanities and mirrors plus a separate toilet

#### LIVING AREAS

Stunning open plan and spacious formal lounge and dining area

Second generous sized living with timber flooring leading out to rear entertaining area

#### KITCHEN

Large spacious dark grey and white kitchen - white tiled splash backs

Electric oven with a gas cooktop and exhaust fan and dishwasher

#### CAR SPACE / ACCOMMODATION

Large double roller doors to the double garage plus a large 3rd garage with security gates for a car, boat or pop top caravan

#### OUTDOOR

Large cathedral style under cover and tile paved outdoor area leading from the lounge room. Also has ceiling fan and light for entertaining

#### CLIMATE CONTROL

Ducted evaporative air conditioning and ducted gas heating throughout plus split reverse cycle in the kitchen/hallway.

LAND SIZE: 638 m<sup>2</sup>

LAND RATES: \$3,583 pa

\*All information contained herein is gathered from sources we believe to be reliable, however, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.