

4 Brooks St, Broken Hill, NSW, 2880

CENTURY 21

House For Sale

Monday, 4 November 2024

4 Brooks St, Broken Hill, NSW, 2880

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Type: House



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FAMILY HOME WITH POOL

Welcome to your dream home in North Broken Hill! This modern three-bedroom residence at 4 Brooks Street combines comfort, style, and practicality, making it the perfect family abode.

As you arrive, you'll be greeted by the property's fantastic street appeal, complete with lush lawns, beautifully maintained gardens, and a large carport for convenient off-street parking. Step inside, and you'll find an open-plan living and kitchen area designed to create a bright and welcoming atmosphere. The large windows flood the space with natural light, while the floating floors, reverse cycle split system, and wood heater add warmth and character.

The contemporary kitchen features ample floor and wall cabinetry, a breakfast bar, a gas stove top, an electric oven, and a dishwasher - everything you need for effortless cooking and entertaining. The home's modern neutral colour palette and evaporative cooling system ensure a comfortable environment all year round.

At the rear of the property, a second living area offers additional space for dining or relaxation. Two glass sliding doors open to the stunning backyard, seamlessly blending indoor and outdoor living. The rear living area also features another reverse cycle split system for added comfort.

All three bedrooms are carpeted and equipped with ceiling fans with two having built-in wardrobes, providing ample storage and a cosy retreat for each family member. The tiled bathroom is well-appointed with a bathtub, separate shower, and vanity, while a separate W/C is located off the internal laundry for convenience.

Step outside to your private oasis - a spacious backyard complete with a large undercover verandah, manicured lawns, and vibrant gardens. Enjoy endless summer days with an inground pool and a handy storage room for all your poolside essentials. Plus, the substantial 8m x 7m garage offers vehicle access via Brooks Street, ensuring plenty of space for all your needs.

Please see link below to make an offer on this property

<https://www.cognitofirms.com/century21mcleods/century21mcleodsbrokenhill>

We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.

Council Rates: approx. \$2,310 per annum

Water Rates: approx. \$900 per annum

Agents Note:

The property will remain on the market and offers will be presented to the vendor/s up until an exchange of contract has occurred.