

**71 Settlers Road, Wadalba, NSW, 2259**

**House For Sale**

Friday, 13 December 2024



71 Settlers Road, Wadalba, NSW, 2259

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Modern Family Living in Wadalba

Situated in a quiet pocket of Wadalba, this 6-year-old home offers the perfect balance of style, comfort, and convenience. Featuring four bedrooms, the master includes a walk-in robe and ensuite, while the remaining three bedrooms offer built-in robes. The modern kitchen flows seamlessly into the tiled living areas, with carpeted bedrooms and a media room providing warmth and comfort throughout.

The property boasts a double lock-up garage with internal access and a spacious, low-maintenance yard. Overlooked by an undercover alfresco area, it's the perfect space for outdoor dining or entertaining. The garden beds are a blank canvas, ready for you to design your ideal outdoor setting.

Conveniently located near Wadalba Village Shops and School, this home is perfect for growing families or investors. With easy access to Warnervale and Wyong Train Stations (approximately 4km and 6km, respectively) and less than 8km from the M1 Motorway, it's the ideal place to call home.

### Key Features:

- \* Four bedrooms, walk-in robe & ensuite to master, built-ins to others
- \* Modern kitchen and bathroom with tiled living areas
- \* Carpeted bedrooms and media room for added comfort
- \* Ducted air conditioning
- \* Double lock-up garage with internal access
- \* Low-maintenance yard with undercover alfresco area

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. Figures and details are subject to change without further notice.

Land Size Approx. 542 sqm

Rates Approx. \$1,621.67 p.a.

Water Rates Approx. \$1,146.75 p.a.

Rental Approx. \$750 - \$800 p.w