

8 Manunda Street, Bardia, NSW, 2565

House For Sale

Wednesday, 13 November 2024



8 Manunda Street, Bardia, NSW, 2565

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: House

North Facing Back Yard House With more than \$40k Upgrade and Solar Panels

Byton Realty Group Presents a Contemporary Family Home Built by Trend Connection

This stunning, upgraded home offers a blend of style, comfort, and convenience, located near Bardia Public School, local parks, the vibrant Ed Square Shopping Centre, and Edmondson Park train station. With its extensive list of enhancements, this property ensures a lifestyle of modern elegance and functionality.

Upgrades & Inclusions:

- Flooring: Upgraded to 8mm timber-look laminate in Bedroom 4 and throughout the first floor and stairs.
 - Bedroom with Shower bathroom downstairs
- Double Garage
- Exterior: Premium brick from the Wilderness Range.
- Entry Door: Translucent glazing for enhanced privacy.
- Kitchen: Kali sink mixer in chrome, 20mm dropdown finger pull to overhead cupboards, push-to-open fridge overhead cupboards, and open shelving in a matte finish with extended stone overhang for depth.
- Bathrooms: Chrome Soho basin mixers.
- 600mm x 900mm recessed mirrored shaving cabinets in ensuite and ground floor bathrooms.
- Sleek 20mm shadowline reverse shark nose edge finger pulls on vanity cupboards.
- Clark round wall-faced toilet suites.
- Tiled shower niches in all bathrooms for added storage.
- Window Treatments: Vertical blinds for glass sliding door.
- Additional Features:
 - Sensor lighting for added security.
 - Extra power point and data outlet for convenience.
 - Upgraded tile selections.
 - Sustainability: Solar panels installed on the roof, enhancing energy efficiency.

Council Rate: estimate \$442.4/p.q

Water Rate: estimate \$172.79/p.q

Land Size: 201 sqm Approx.

Total Floor Area: sqm Approx.

Contact Joyce 0430 361 985 or Agnes 0468 901 688 today for more details or to schedule a viewing