

### **Charming Cottage.**

This charming cottage in Captains Flat is neat and tidy and has plenty of character. 3 Bedrooms and 1 bathrom provides extra space and comfort. There is an open plan living with wood fire and reverse cycle air conditioning. The living room flows through to the kitchen which is sunfilled at breakfast time and overlooks the rear garden. The galley style kitchen has gas cooking and plenty of bench space. Modern and in good condition you can move straight in and entertain.

This property has a really nice feel with the open plan it is a feature that stands out, making it a great place to spend time together. Small but important are things like a spearate toilet, and laundry. The rear door opens out to a covered rear porch perfect for the lunch BBQ while enjoying your garden patch.

The residence is spearte to the workshop, which has plenty of storage and backs to the rear lane. With a slab floor, power, solid benchtops and storage shelving, this is going to put a smile on any mancave enthusiast. There is also space to store the boat, caravan or trailers to the side of the workshop from the rear lane.

The garden is low maitenance and has lovely terraced garden beds for flowers of the vegies. The is a wood shed and a garden shed for the tools. The front of house also has plenty of space and a carport.

This proeprty will be a special place tyo call home as it has for the current vendors but now its time to go. The vendors have instructed us to sell. Make your private viewing time today, or take the time to view our virtual tour. Call Ben Stevenson 0467 046 637

# In response to the Covid19 outbreak, all Estaterealty properties will be viewed by appointment only.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its

#### 🔚 3 🔊 1 🖨 2 🖬 670 m2

Price	SOLD for \$290,000
Property Type	Residential
Property ID	670
Land Area	670 m2

#### **Agent Details**

Ben Stevenson - 0467 046 637

#### **Office Details**

Southern NSW South Eastern & Southern Highlands Nsw, NSW, 2621 Australia 0467046637

## EstateRealty

accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.