



1/3 Narran Way Flinders, NSW



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## FAMILY-FRIENDLY FLINDERS VILLA

Nestled in the heart of the family friendly suburb of Flinders, lies this single level villa in a small and quiet complex. Situated just moments from the nearly completed Shell Cove Boat Harbour Precinct, a vibrant new lifestyle awaits!

### LOCATION:

### PROPERTY:

Neat and tidy and ready to go, this immaculately presented single level villa boasts 2 well-appointed bedrooms complete with built-ins which are serviced by a family sized bathroom. The tiled, open plan living and dining areas are larger than your average villa, whilst the galley style kitchen makes cooking a breeze with its practical layout and abundance of storage and bench space. Boasting a northern aspect, the gorgeous front porch is an idyllic spot to start your day with a cup of coffee whilst the covered alfresco area will allow you to entertain with

**Price:** \$493,000  
**Council Rates:** \$347.00 p/q  
**Strata Rates:** \$550.00 p/q

**Adam McMahon**

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1 NARRAN WAY, FLINDERS



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Please note these measurements are approximate only. The plans are intended as a rough guide for illustrative purposes. It is not warranted or guaranteed to be correct nor is it part of the sale or rental contract.