



**2/33 Gwen Parade Raymond Terrace, NSW**

4 2 1

**A perfect place to start.**

Situated in a great part of town, this spacious four-bedroom unit provides plenty of room for a large family. Perfect for investors or astute first home buyers searching for space and affordability in a central location.

**Key features include:**

- Large main bedroom features four door built-in robe, ceiling fan and ensuite. The ensuite has a big shower, vanity, and toilet.
- The remaining three bedrooms are good size, featuring built-in robes and ceiling fans.
- Ducted air conditioning upstairs.
- Walk-in linen cupboard.
- Main bathroom has a large shower and bath with a separate vanity and toilet.
- The living and dining room also has a ceiling fan.
- Lock up storage shed in the backyard.

**Price:** \$447000

**Council Rates:** \$286.00 p/q

**Water Rates:** \$367.82 p/q



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# 2/33 Gwen Parade, Raymond Terrace

Internal 153 m<sup>2</sup> External 85 m<sup>2</sup> Land Size 175 m<sup>2</sup>

4 x 2 x 1 x



LOWER LEVEL



UPPER LEVEL



SITE PLAN

NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.