

Sold



4, 4 Allum Green, Merriwa



PARKLAND SPLENDOUR FOR OVER 55'S

Discover the epitome of convenience in this immaculate 2-bedroom, 1-bathroom unit, nestled in a secure over 55s gated complex. Boasting a prime location opposite the scenic Coldstream Park and mere steps from the sprawling Davilak Park, this residence offers a home, a comfortable lifestyle, and a sense of community.

Step inside to find generously sized bedrooms, providing ample storage space. The main bedroom offers a unique touch with courtyard access and a semi-ensuite bathroom featuring an integrated laundry for added convenience. The heart of this home is the well-appointed kitchen, boasting stainless steel appliances, including a gas hob and electric oven, and overhead cabinets. Imagine preparing meals with a lovely outlook over the courtyard and lush green gardens, bringing nature indoors.

The living area exudes warmth, creating a cosy ambiance that flows seamlessly into the dining space, equipped with a split-system air conditioner for year-round comfort. Open the doors to the spacious front courtyard, featuring easy-care garden beds, and enjoy the serene view of the adjacent parklands. For your convenience, a single lock-up garage with a sectional door and shopper's entrance is included. Additionally, the complex offers a common area with a manicured lawn, BBQ facilities, and two gazebos – perfect for social gatherings - or enjoy a relaxing picnic in the nearby green open space.

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Price SOLD for \$305,000
Property Type Residential
Property ID 29699

Agent Details

Office Details

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XCEED 
REAL ESTATE

Benefit from a location flanked by two beautiful parks, a few minutes from excellent schools for the grandkids, and just a short drive to Quinns Beach, Merriwa Plaza, Clarkson Station, and the Marina Mindarie. Don't miss your chance to make this haven your own – contact Donna Lukosius today on 0411 828 200 or email donna@xceedre.com.au.

Features include:

- Two bedrooms, one bathroom/laundry
- Well-maintained Over 55s complex
- Picture-perfect parkland location
- Split system air conditioning
- Built-in robes to master bedroom
- Stainless steel cooking appliances
- Single lock-up garage with shopper's entry
- Secure entrance with electric gate
- Generous courtyard with easycare gardens

Location (approx distances):

- 100m Davilak Park
- 180m Bus stops on Baltimore Pde
- 800m Merriwa Plaza
- 660m Merriwa Primary School
- 2.5km Mitchell Freeway entry
- 3.1km Quinns Beach
- 4.2km The Marina Mindarie

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