

41 Champagne Dr, Dubbo, NSW 2830**Sold - 20/05/2020**House 4  2  4 

A Fresh Outlook On Life

Situated in one of the most popular streets in the Outlook Estate, and only a short drive from local schools, the Delroy Park shopping centre and the golf course, 41 Champagne Dr certainly gives the lucky purchaser a whole new lease on life. Offering 4 generously sized bedrooms all with built in robes, and a main bedroom that comes complete with a walk-in robe and its own luxurious ensuite. Two separate living areas give the whole family room to relax, and gives the option for you to have a great play room for the kids, a media room for the teenagers or even a private loungeroom for when Mum and Dad need a bit of down time. The open plan kitchen and dining area is perfect for family get togethers, with a galley style kitchen featuring stainless steel Smeg appliances, ample storage and all the bench space a busy home cook could need, plus plenty of room at the island bench to gather around with a bit of wine and cheese. Come summer time, you'll want to move the entertainment outdoors, with the paved undercover outdoor dining area coming complete with ceiling fan and a gas point, all ready for you to set up your dream outdoor kitchen. The kids and the family pet will enjoy the amount of room to run and play in the backyard, and with the double gated access from front to back there is always the option for the family handyman or mechanic to set up his own shed or workshop. With its neutral colour scheme, inspiring modern touches, and close proximity to the best Dubbo has to offer make 41 Champagne Dr well worth a look! Contact Matt Barnhill on 0458 286 604 to arrange your inspection today. **When attending open homes Matt Hansen Real Estate request that all social distancing measures are adhered to. Hand sanitizer will be available when entering the property**

Features:

- Brett Harvey design
- Close to shops & golf
- Ducted reverse cycle

Land Size:

- approx 842m²

Rates:

- approx \$2,800.00 pa

General

- Brick veneer, Colorbond roof

Listed By



Matt Barnhill
Phone: (02) 6882 1166
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Open for Inspection

By Appointment.

Property Features

- Brett Harvey Design.
- Separate living areas.
- Ducted reverse cycle air-con.
- Walk in pantry!
- Smeg Stainless steel appliances
- Galley style kitchen.

