



## 7 Settlers Dr, Kalbar



### Quality home with a "touch" of country

Looking for something different with a quality finish in Kalbar where you can walk to shops, the school and other facilities? This as-new 4 bedroom home with a huge shed is on a level, landscaped 3848m<sup>2</sup> block complete with many features and outdoor areas that add some country atmosphere.

The open plan, air-conditioned lounge and dining area is complemented with a modern galley style kitchen including dishwasher, sizeable pantry and 2 outdoor areas (one screened), plus a north-facing verandah. Polished hardwood timber floors are a feature of the living areas.

The air-conditioned main bedroom has a large w/in robe and separate ensuite. Other bedrooms have ceiling fans and are near the main bathroom with its separate shower. The study (or fourth bedroom) has two-way access for flexibility of use.

An 11m x 9m colorbond shed is complete with 3 phase power, its own shower and toilet, 2 x 3m high roller doors and two at normal height, including a drive-through in one bay. Add a downstairs barbecue area, greenhouse, garden shed, fenced vegetable garden and chook enclosure plus plenty of rainwater storage and you have everything needed for a comfortable country lifestyle.

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 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.

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<b>Price</b>	SOLD for \$450,000
<b>Property ID</b>	1486
<b>Category</b>	House
<b>Land Area</b>	3,848 m <sup>2</sup>

### Agent Details

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### Office Details

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