



## Coastal Waters

Under Offer

\$ 679,000

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40 | 110 The Wool Road - Worworing Heights - NSW

 106.4 m<sup>2</sup> Floor Area

### Cute Villa with Private Courtyard and Rural Views

Step into this charming two-bedroom villa and instantly feel at home. Located in a peaceful, established street, this property features a modern kitchen with stone benchtops, updated cupboards, and high-quality appliances. The well-designed floorplan includes a powder room and seamless indoor-outdoor flow, leading to a private courtyard with a serene rural outlook—ideal for entertaining or unwinding. Surrounded by wide common areas with privacy trees, this home also boasts a single garage, outdoor entertaining space, and low-maintenance gardens.

#### Amenities

-  Courtyard
-  Dishwasher
-  Floorings - vinyl plank
-  Modern Kitchen
-  Open Plan Living
-  Outdoor Entertaining Area

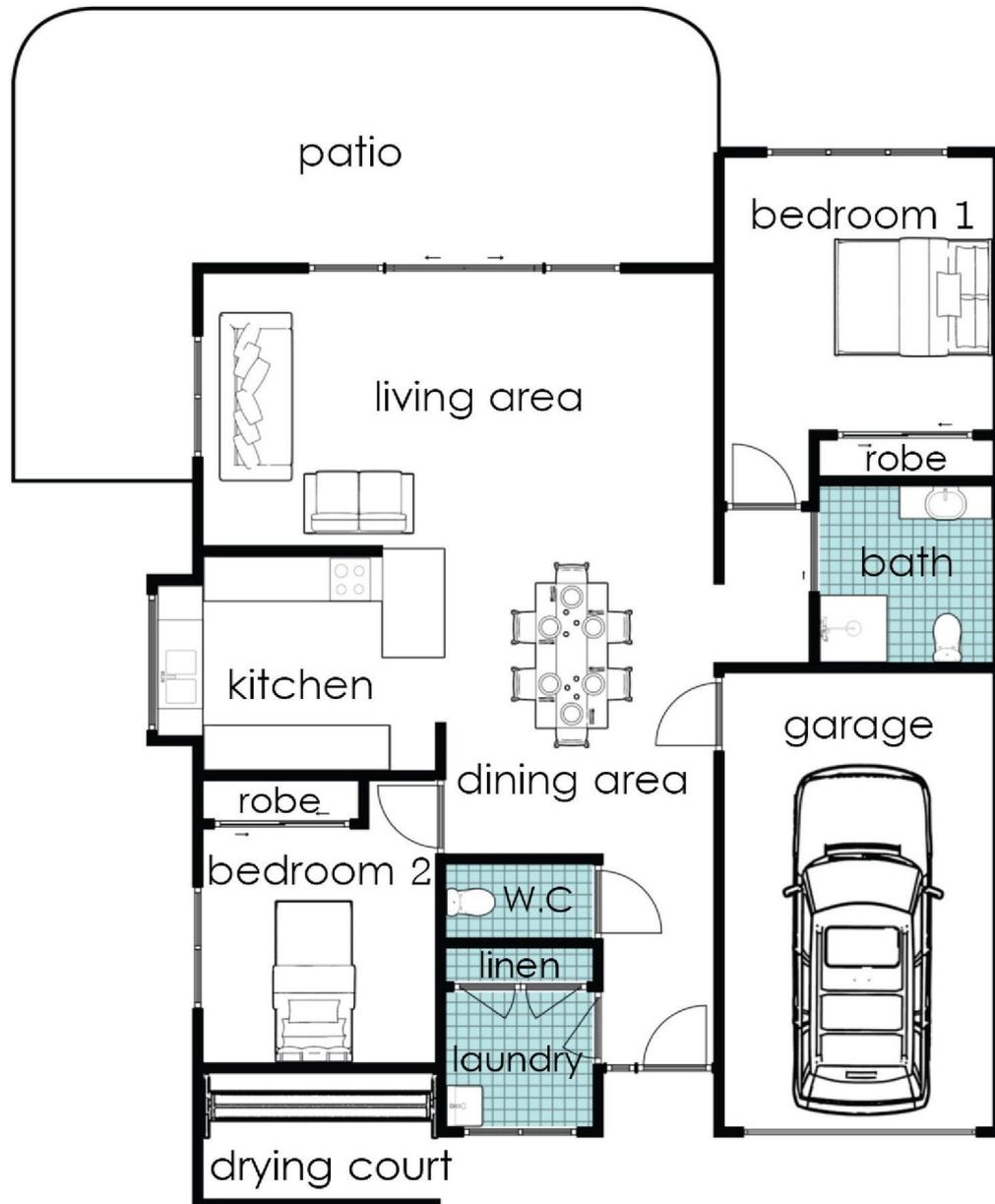


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\*Photographs are for illustrative purposes. Some images may depict items not provided by Keyton within the units such as furniture and other decorative items. \*\*If the contract option chosen by you requires to do so, you will have to pay a departure fee when you leave this village and/or you will have to pay a departure fee when you leave this village, which will impact on the capital gains received when leaving the village, and/or you will have to share any capital gains received with the operator of this village.

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Internal Living	107 m <sup>2</sup>
Garage	23 m <sup>2</sup>
<b>Total Area</b>	<b>130 m<sup>2</sup></b>
Patio 1	40 m <sup>2</sup>
Patio 2	11 m <sup>2</sup>

This is an indicative floor plan that may vary according to home location within the village/resort. The information, dimensions and specifications on this floor plan are believed to be correct but is not guaranteed and may change without notice. Any illustrations are an artist's impression only and subject to change. Keyton gives no warranty concerning the accuracy of the material or information displayed in this brochure and all such warranties (whether implied or otherwise) are excluded to the extent permitted by law. Prospective purchasers should make their own enquiries.