



13 Graham Street, Wauchope



1950's CLASSIC

A well maintained single level brick veneer home which provides spacious living and bedroom areas, positioned on a large and level residential allotment in a convenient, sought after locality. The property has potential to extend and / or reconfigure and capitalise.

This home enjoys timber flooring throughout the entrance, living and bedroom areas and 2.7 metre ornate ceilings. The bedrooms are generous in size and are featured by timber floors, built-ins and ceiling fans. The kitchen is spacious and functional.

The enclosed tiled entertaining area overlooks the large rear yard which features established landscaped gardens providing idyllic privacy.

Some features include:

- 2 Bedroom home
- 1,037sqm allotment
- Polished timber floors
- Reverse cycle air conditioning
- Decorative 2.7 metre ceilings
- Gas heater connection located in the living area
- Single lock up garage and attached single carport
- Ceiling fan and built in to each bedroom
- Enclosed tiled entertainment area

2 1 2 1,037 m2

Price	SOLD
Property Type	Residential
Property ID	31
Land Area	1,037 m2
Floor Area	135 m2

Agent Details

Kevin Debreceny - 0408 652 007

Office Details

Kevin Debreceny Real Estate
02 6584 9555



- Ample storage
- Security screens to front of home
- Fully enclosed / fenced rear yard, south side gate

Close proximity to schools, hospital, town centre and transport.

A rare opportunity to purchase in a sought after location on a large level allotment.

Council Rates: \$2,455.51 per annum (2020/21 FY approx.)

Private Inspections // Saturday morning between 9:30-10:30am, please contact Jessica to arrange a suitable time.

We offer private inspections by appointment only, as well as live video walk-throughs for your convenience. For the peace of mind and safety of our clients, we have implemented new procedures that are in accordance with the current health advice relating to COVID-19.

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.