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Welcome

Thank you for your interest in 22 Garland Street, Norville.

At First National Real Estate Bundaberg, we strive to make the process of buying and selling property as simple and as straight-forward as possible.

I'm here to answer any questions you may have, so don't hesitate to get in contact.

I look forward to being of assistance in your search for a new home.

Sincerely,

The team at **First National Real Estate Bundaberg.**

The Property



22 Garland Street, Norville

DUAL-LIVING IN NORVILLE ✦ FRESHLY RENOVATED AND READY FOR YOU!

4  3  2  **\$640,000**

1 Ensuite

Broadband Internet

Built In Robes

Perfectly positioned in the peaceful yet ultra-convenient suburb of Norville! This spacious family home offers dual-living and immense versatility and is ideal for large families, multi-generational living, or savvy buyers seeking extra rental income.

Property Highlights:

Top Floor Features:

- * Freshly renovated with new paint, kitchen benchtops, cabinetry, and ceiling fans.
- * Modern kitchen with a walk-in pantry.
- * Large family-sized bathroom featuring a shower and bathtub combo.
- * Master suite with an ensuite and an enormous adjoining utility room ✦ great as a nursery, huge walk-in robe, or an extra bedroom.
- * Bedrooms 2 & 3 having built-in robes and ceiling fans and are of very good size.
- * Spacious living room and sunroom, offering plenty of natural light and room to unwind.
- * 2 Kitchens, 3 Bathrooms, 3 Toilets.

Ground Floor Features:

- * Fully self-contained section with its own kitchen, bedroom, living room, bathroom, walk-in robe, and laundry ✦ a fantastic option for extended family or rental income.
- * Dedicated laundry room for the main house and a secure two-car garage.

Outdoor Appeal:

- * Set on a generous 803m² block, providing ample space for kids, pets, or your dream garden.
- * Room to expand or add extra outdoor entertaining areas.

Location Perks:

- * Walk to Across the Waves Sports Club for leisure and dining.
- * Close to essential amenities:
- * 2.5km to Bundaberg High School
- * 3.3km to Hinkler Shopping Centre
- * 4km to Bundaberg CBD
- * 3.5km to Friendlies Hospital
- * 4.3km to Bundaberg Base Hospital

Whether you're searching for a home with room for everyone or a smart investment opportunity, this property offers endless flexibility and value.

Don't miss out - schedule your inspection today and experience Norville's best-kept secret!

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Any floor plan, imagery or video included in this marketing material are for illustration purposes only, all measurements are approximate and are intended as an artistic impression only. Any fixtures shown may not necessarily be included in the sale contract and it is essential that any queries are directed to the agent.

Location

