



1/71 Marian Drive Port Macquarie, NSW

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## No Strata Fees - Effortless Living or Hassle-Free Investment

A private and spacious courtyard entry uncovers a lush green level lawn area and easy-care landscaped gardens, the perfect spot to capture the morning sun and afternoon breeze. You can feel safe and secure tucked away in your own little haven with a lockable gate and double remote garage opening to indoors. There's even a parking pad for a caravan!

Throughout the home are quality night and day blinds, ensuring complete privacy as well as effective heating and cooling. A well-appointed laundry includes a second WC for added convenience.

Light filled living and dining opens onto an enclosed sunroom with a deluxe 6-person spa. Imagine! The third bedroom is a versatile space, also suitable for a play room, second liv...

**Price:** Guide \$640,000-\$660,000

**Council Rates:** \$2,500.00/year (approx)



**Ayla Bailey**

0431 194 876



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