



**169 Settlers Rd, Lower Macdonald**



## Your Perfect Riverfront Retreat Awaits You!

Positioned in a sought-after location of the Macdonald River this private waterfront home is just minutes from the historical town of Wisemans Ferry and less than 1.5 hours from Sydney.

Beautifully decorated 3 bedroom home with high quality finishes, modern kitchen and open plan living. It has two large balconies with Café blinds that makes these spaces usable all year round. Enjoy your morning coffee in the sun on the front balcony or a glass of wine overlooking the picturesque waterfront in the afternoon.

Nestled on a large block, just under an acre, there are ample areas for the kids to run around and play. There is a large room downstairs that could be used as a boat shed, lounge or games room. The large barn style sliding door opens up to a quaint courtyard great for outdoor BBQ's and entertaining. This is your perfect riverfront location for the water sports enthusiast or a great investment for holiday letting.

Uniquely featuring:

- Concrete boat ramp with drive through access.
- Lower level offers endless possibilities with 2<sup>nd</sup> bathroom.

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<b>Price</b>	\$1,150,000
<b>Property Type</b>	residential
<b>Property ID</b>	595
<b>Land Area</b>	3,724 m2

### Agent Details

Bernadette Rice - 0408691199  
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### Office Details

Wisemans Ferry  
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**WFR**  
Real Estate Agents

- Combustion fireplace, reverse cycle air conditioners & ceiling fans.
- Spacious main bedroom with beautiful river views and BIR.
- The kitchen presents a crisp clean look with ample storage and quality appliances.
- Large grassy yards front and rear with attractive established gardens that provide a sense of privacy.

Inspections are strictly by appointment, contact Bernadette Rice 0408 691 199 or WFR Office 4566 4660.

All information contained herein is gathered from sources we believe to be reliable. However, we can not guarantee its accuracy, and interested persons should rely on their own inquiries.

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