



30 Edgar Street Frederickton, NSW

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### Big Block, Big Potential

Located in Frederickton, this 3-bedroom brick and tile home sits on 1967 sqm and is on the market, ready for its new owners. Whether you're a first home buyer, a savvy investor, or looking for a change of pace, this home awaits you!

The original brick and tile home provides a comfortable, liveable space and features:

- 3 bedrooms, 1 bathroom
- 2-car garage
- Open plan living/dining/kitchen
- Built-in robes in all bedrooms
- Natural light throughout the home
- Back deck
- Large 1967 sqm block (almost 1/2 acre)
- Easy access to the Freeway (35min to Port Macquarie, 1hour to Coffs Harbour)

**Price:** \$525,000  
**Council Rates:** \$3,818.48/year (approx)



**Josh Wicks**

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The site plan and floor plan are not to scale; measurements are indicative in meters. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own inquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.