



## "DISPLAY HOME 2 bedroom - 2 bathrooms - Relocatable Village home Erina Central Coast NSW "

Right on the edge of Greenlife Village Erina close to the entry & bus stop, this 2 Bedroom Zinc design is completed and ready to occupy immediately.

Our designer has considered separation in locating the 2 spacious and generous size private bedrooms separated with the living and kitchen areas between - so private

Bedroom 1 has a generous walk through robe connected to its own private ensuite

Bedroom 2 has a second bathroom located beside it

This is one of our exclusive 290 m2 perimeter sites with a view over the adjoining recreation facilities

You can inspect this home between 9am and 3pm weekdays Monday to Friday or by appointment -- Call KAREN CLUNES to arrange an appointment on 02 4367 7789 or mobile 0401970586

2 2 1

Price SOLD for \$299,000  
Property ID 100736

### Sales Representative Details

Karen Clunes  
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A spacious U shaped kitchen feels modernist and fitted with stainless appliances, provision to fit a fridge, microwave and dishwasher (appliances not included).

Entry can be made from the main formal front entry door or through the privately enclosed carport with roller door entry .

Access to sunlight has been considered in the north facing room layout and a generous outdoor entertaining deck with direct entry from the living area. Inspect this home from Monday to Friday between 9.30 and 3 pm. Enjoy a peaceful location and quiet retirement life style within walking distance to Erina Fair Shopping complex, the biggest on the Central Coast NSW. Regular bus services pick up at our village entry.

Situated in a quality seniors complex with a large swimming pool.

Several medical centres are nearby

Renting the site from the Greenlife Home Village owner allows you to buy the home outright at the incredibly low purchase price.

Your site fee can be further reduced if you are eligible for Government rental assistance.

There are no legal costs or stamp duty payable on the purchase  
No exit fees payable when you resell so you get to keep all of the capital gain

No body corporate levies.

No Council Rates.

No land tax.

Easy maintenance.

Featuring polished timber floors, timber venetians & carpet to 2 bedrooms.

Combined living and kitchen areas at the front of the home, lead onto a small front sit out / verandah.

Separate bathroom with shower, toilet and vanity.

Parking for one car is available on the site.

A residents right to occupy residential premises under the residential tenancy agreement is a leasehold right only, and not

a freehold or other right of an unlimited or perpetual nature and may in certain circumstances be terminated.

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 enquiries in order to determine whether or not this information is in fact accurate.

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