



37 Butterfly Close BOAMBEE EAST, NSW

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### "Calling All First Home Buyers, Investors & Retirees"

This gorgeous home is situated on a level block and in a quiet cul-de-sac of Boambee East. It features 3 bedrooms, open plan lounge & dining area with reverse cycle air conditioning and a light & bright kitchen with loads of cupboard space. Outdoor entertaining is well taken care of with a large covered rear entertaining area, fully fenced yard and garden shed. This home is ideal for those looking to downsize, jump into the market or as an investment. Situated close to schools, shops & public transport you wouldn't want to miss this one.

**Price:** \$419,000



**Luke Wenban**

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**37 Butterfly Close, Boambee East, NSW 2452**

Please note: All stated dimensions are approximate only.  
 Particulars given are of general information only and do not  
 constitute any representation on the part of the vendor or agent.



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