



13 Cavanba Road TOORMINA, NSW 3 2 1

### "Loads Of Potential"

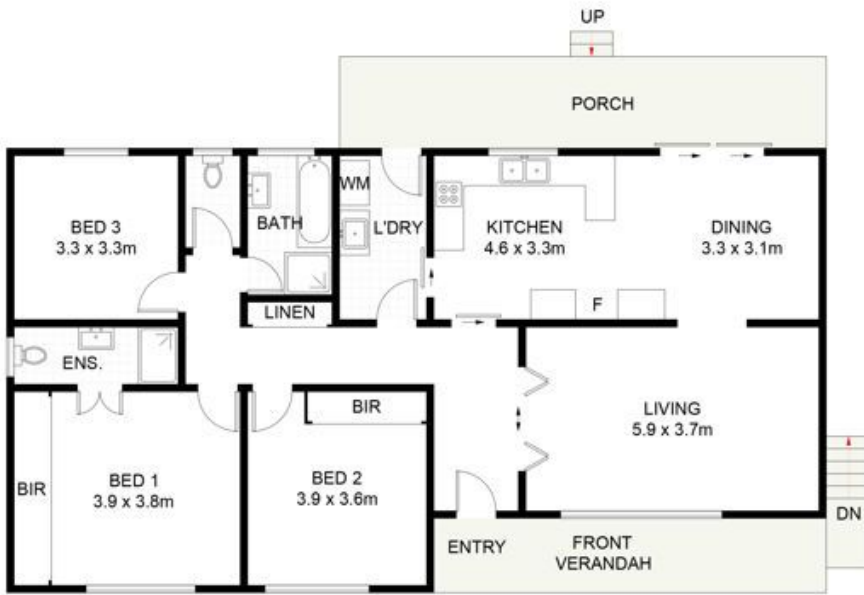
What a great opportunity to secure this home set on a large 872 sq mtr block with room for a granny flat to the side (subject to council approval). The home features three large bedrooms, main bedroom with ensuite, lounge, generous kitchen & dining area opening out to the rear deck, covered front patio area and single lockup garage with storage area. Ideal for first home buyers, investors or someone that wants to cash in on the land size and renovation potential.

Rates \$3,071pa approx  
Rental \$550-\$580pw approx

**Price:** \$685,000  
**Council Rates:** \$3,071.00 p/q



**Luke Wenban**  
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(NOT SHOWN IN ACTUAL LOCATION / ORIENTATION)

florent & munday



13 Cavanba Road, Toormina, NSW 2452

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