



22 Nicholson St, South Kempsey



## Rural Outlook in Town

Enjoy sitting on your private deck area overlooking the grazing cattle next door with this tidy three-bedroom home, located only a short walk from schools & shops. The home has an open-plan kitchen / dining / family area, separate lounge room, good sized bedrooms, and a lovely sunny deck overlooking the neighboring paddocks, while there is a lock up garage plus a great workshop / storage shed in the back yard. Currently leased to a long-term tenant providing a great investment opportunity at a value price.

**DISCLAIMER:** The 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 to pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.

*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*

3 1 1 556 m2

Price	\$419,500
Property Type	Residential
Property ID	1708
Land Area	556 m2

### Agent Details

Ben Tyson - 0409 833 241

### Office Details

Kempsey Stock and Land  
Shop1, 44 Forth Street Kempsey  
NSW 2440 Australia  
02 6562 6600



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