



**17/22 Queens Road New Lambton NSW**

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Thinking of downsizing? Wanting the security of an over 55s community setting? Are you after a low maintenance lifestyle?

Well Unit 17 at "Sandringham" is the perfect villa for you!

This villa offers easy-care living in a safe and friendly environment, it boasts two good size bedrooms both with built-in robes and ceiling fan to the master. The second bedroom and laundry provide external access to the rear courtyard.

- Open plan living and dining area complete
- Modern kitchen with plenty of bench and cupboard space
- Central bathroom, Separate WC, linen storage
- Stylish plantation shutters throughout
- Split system and ceiling fan in the living area
- A single auto garage completes this villa

This complex also offers a community common room with fully equipped kitchen, shower and WC facilities.

Located perfectly between New Lambton Village and

**Price** : \$ 575,000

**View** : <https://www.crawfordrealestate.com.au/sale/nsw/newcastle-region/new-lambton/residential/villa/7564821>



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Internal 60m<sup>2</sup> approx

17/22 QUEENS RD NEW LAMBTON

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REAL ESTATE

All measurements are indicative and shown in metres. It is not an exact replica of the property internally or externally.  
Interested parties should not rely wholly on these plans and make their own enquiries.