



## 1 Clarence Way Dubbo NSW

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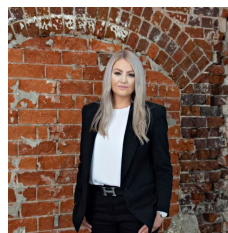
**\*\*This property is available to view via Zoom inspection on 18 September with finance pre-approved purchasers. To determine if this property suits you, purchasers are respectfully requested to initially inspect via the virtual tour on this website before requesting the zoom meeting link.\*\***

This three bedroom, north facing spacious duplex is located within a short walk to Orana Mall, Western Plains Medical Centre, Japanese Gardens & Elizabeth Park adventure playground & café and Macquarie Inn.

Offering plenty of privacy with three good sized bedrooms, generous built in storage, single car garage and a private courtyard. A great investment opportunity with an inspection highly recommended if you are in the market for a duplex with the quality tenant paying \$310 p/w.

**Price** : \$ 417,500

**View** : <https://www.bobberry.com.au/sale/nsw/dubbo-orana/dubbo/residential/semi-detached/7374303>



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PLAN DISCLAIMER: This diagram is for illustrative purposes only. All reasonable care has been taken in the preparation, but no warranty is given as to the accuracy of the information. This document does not constitute any part of any offer or contract. Any dimensions shown are approximate only. Prospective purchasers must rely on their own enquiries.

Plans prepared by **Design Tribe Dubbo** on behalf of Bob Berry Real Estate  
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