

FOR SALE

# Henley Brae



**\$595,000**

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## VILLA 44 — 37 ETHERIGE STREET, MITTAGONG



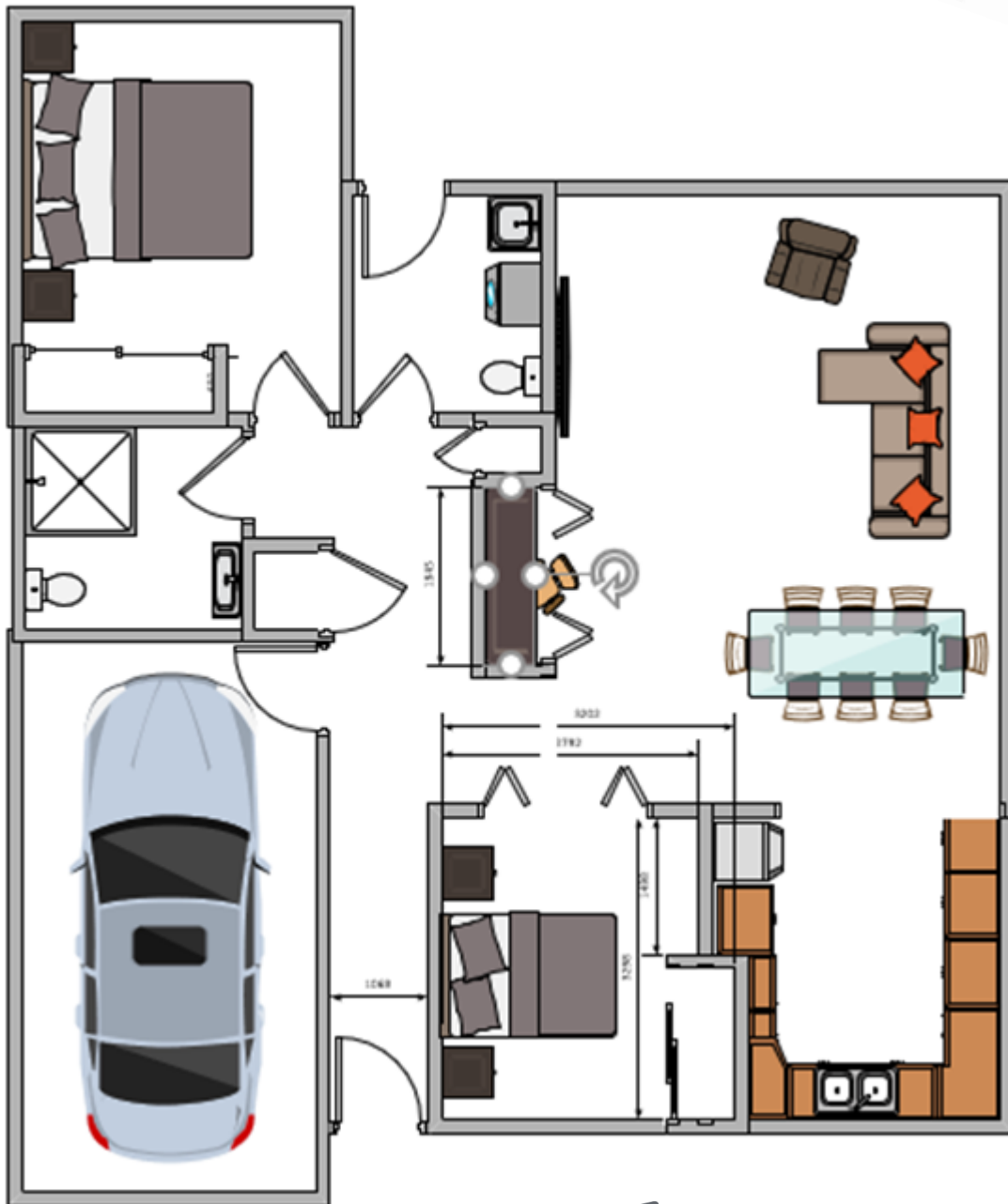
- Spacious north facing interiors with an open-plan living/dining room and study nook
- Large master bedroom with outlook into private leafy rear garden, includes built-in robes
- Second bedroom with built-in robes
- Beautifully renovated kitchen with Caesarstone benchtops opens into living and dining areas with views through the perfectly manicured internal gardens
- Generous main bathroom with walk in shower
- Separate laundry and toilet with external access to private rear veranda and garden
- Ducted heating and cooling
- Single garage with internal access to villa
- Onsite gym and heated pool

Please contact Kate Shying on **0248 601500** or email [kate.shying@freshhopecare.org.au](mailto:kate.shying@freshhopecare.org.au) to make an appointment.

\*Pricing and availability advertised are correct at time of printing but subject to change without notice. Information about the services and facilities provided in the village is correct at time of printing but may change as the needs of residents change. Photographs are for illustrative purposes. Some images may depict items not provided within the villa such as furniture and other decorative items. For full list of inclusions refer to the contract of sale available on request.

\*You will have to pay a departure fee when you leave this village.

# VILLA 44



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fresh hope care

**GROSS FLOOR AREAS:**  
TOTAL: 119.43m<sup>2</sup> 12.9 squares  
LIVING: 94.97m<sup>2</sup>  
GARAGE: 19.20m<sup>2</sup>

This is an indicative floor plan that may vary according to the location in the village. The information, dimensions and specifications on the floor plan are believed to be correct but is not guaranteed and may change without notice. Any illustrations are an artists impression only and subject to change. Fresh Hope give no warranty concerning the accuracy of the material or information displayed and all such warranties (whether implied or otherwise) are excluded to the extent permitted by law. Prospective purchasers should make their own enquires. July 2021