



### 13 Amangu Close Orange NSW

3 1 4

This inviting family home unfolds over an easy care single level layout and offers immense appeal to investors or home buyers alike. Its convenient location enjoys easy access to schools and parkland while being tucked away in a quiet cul de sac. Situated on a 714m2 (approx) block with three bedrooms this home has everything needed for comfortable living. Contact our team today to arrange an inspection or to obtain a floor plan.

- Separate lounge and dining spaces
- Covered alfresco setting overlooks the backyard
- Double garage, double carport plus rear yard access
- Reverse Cycle Split system
- Floating finished timber floors
- Provides future potential to update and add further value

**Land Size** : 714 sqm

**View** : <https://www.johncook.com.au/sale/nsw/central-west/orange/residential/house/7219890>



**Anthony Cook**  
02 6361 0133



**Angus Cudmore**  
02 6361 0133