



NAMBUCCA RIVER LIFESTYLE ESTATE  
*by* LINCOLN PLACE

# The Dune - Site V12

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Nestled in a premium position in the community, The Dune is just a stone's throw away from the private boat jetty located on the stunning Nambucca River and conveniently close to the onsite amenities including a residents clubhouse, bowls green and outdoor swimming pool.


This generous two-bedroom home has been thoughtfully designed for a relaxed lifestyle. Step inside to an open-plan living and dining area that seamlessly transitions to the kitchen, featuring an island bench and direct access to a charming verandah – perfect for outdoor dining and entertaining. The home includes two comfortably sized bedrooms, both equipped with built-in wardrobes, along with a family bathroom, an European laundry, and a carport that accommodates one vehicle, plus extra storage. Experience the ease of downsized living in this inviting home.



Render is an artists impression only and is subject to change.

143 Nursery Road, North Macksville, NSW, 2447

For more information contact:

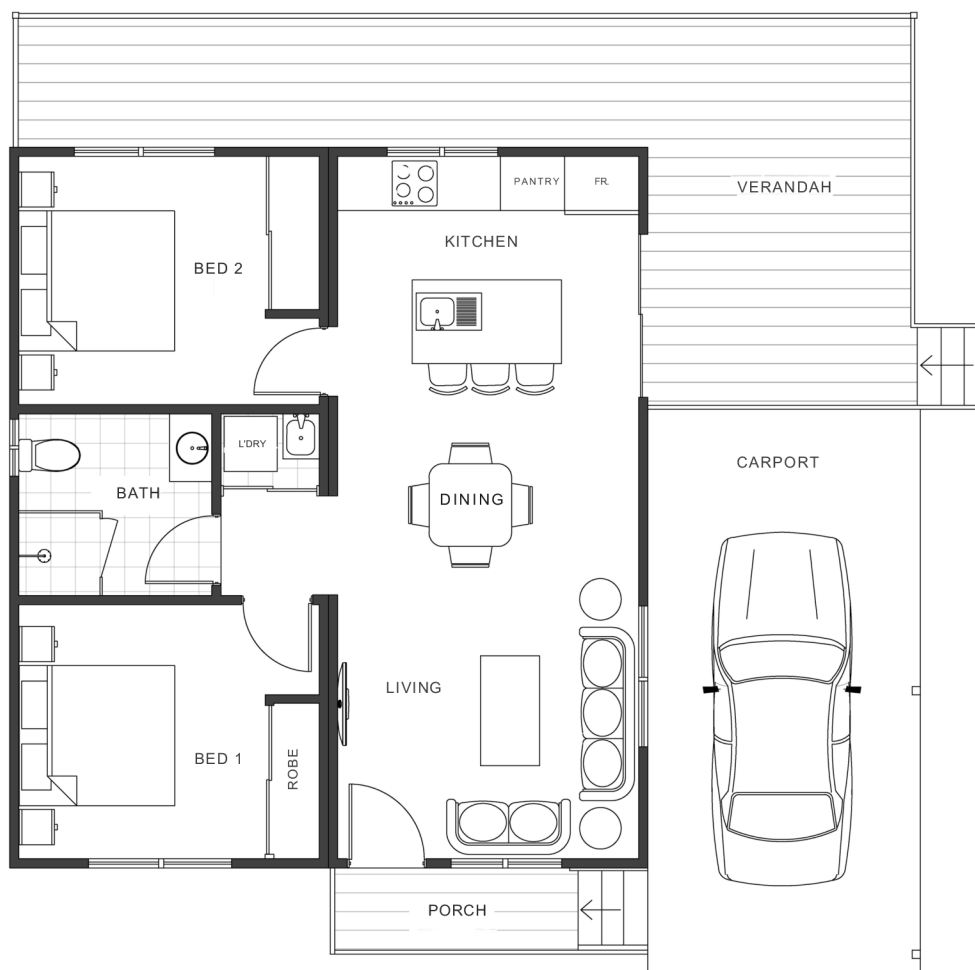
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## AREA

Internal Living Area	55m <sup>2</sup>
External Living Area	31m <sup>2</sup>
Carport	18
<u>Total</u>	104m <sup>2</sup>

## DIMENSIONS (M)

Living Room	3.3 x 2.9
Dining	3.3 x 2.3
Kitchen	3.3 x 2.7
Bed 1	3.2 x 2.8
Bed 2	3.2 x 2.7
Bath	2.1 x 2.0
Laundry	0.8 x 0.9
Porch	3.4 x 1.0
Carport	3.0 x 6.0
Verandah	27.9m <sup>2</sup>

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