



## 5/249 Targo Road, TOONGABBIE, NSW 2146

### The Perfect First Step

Designed to effortlessly meet the demands of modern living with an abundance of natural light and quality features creates the perfect apartment ideal for both first homebuyers or investors.

- + 2 generous size bedrooms main with built-in-robe.
- + Spacious kitchen with gas appliance.
- + Open plan lounge and dining area flowing to the entertainer's balcony.
- + Deluxe bathroom and internal laundry with clothes dryer and 2nd toilet.
- + New timber style or tile flooring throughout.
- + Single lock up garage.
- + Currently rented to a great tenant hoping to stay for \$510 per week.

Conveniently located, offering a vibrant lifestyle close to transport, shopping centre and schools, ensures easy living for the owner occupier or a profitable investment

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** For Sale

**INTERNET ID:** 115P13556

#### SALE DETAILS

**\$450,000 - \$480,000**

#### CONTACT DETAILS

**Toongabbie**

4 Cornelia Road  
TOONGABBIE, NSW  
02 9896 2333

**Matt Barham**

0414 407 816

opportunity.

Council Rates = \$393.00 per quarter

Water Rates = \$199.00 per quarter

Strata Levies = \$1950.00 per quarter

Total Size = 98sqm

Disclaimer: All information is gathered from sources we believe to be reliable however we cannot guarantee its accuracy. Interested parties should rely on their own enquiries. Some images may have been digitally enhanced.

- Land Area 98.00 square metres
- Bedrooms: 2
- Bathrooms: 1
- Single garage





## 5/ 249 Targo Road Toongabbie



Please note:  
Floorplan measurements are a guide only.  
All dimensions are approximate in their distance and volume.  
We cannot guarantee its accuracy and interested persons should rely on their own enquiries.

