



43 Barangaroo Road, TOONGABBIE, NSW 2146

House and Granny Flat With Future Duplex Potential

This 3 bedroom house with a detached 1 bedroom granny flat is the perfect property for an investor looking to add to their property portfolio or for a family looking for in-law accommodation or extra income. Ideally located on an 869sqm block within a 5 minute stroll to Toongabbie station and shopping precinct only enhances the appeal of this fantastic and unique offering with awesome future potential.

Main residence

- + 3 bedrooms all with polished timber floors and 1 with wardrobe
- + Formal lounge with air-conditioning plus a versatile rumpus/study area
- + Open plan dining and kitchen with ceiling fan
- + Well maintained bathroom
- + Freshly painted interiors
- + Single garage and a generous yard space
- + Potential rent of \$600-\$650 per week

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: Auction

INTERNET ID: 115P14504

AUCTION DETAILS

4:30pm, Saturday March 28th, 2026

CONTACT DETAILS

Toongabbie
4 Cornelia Road
TOONGABBIE, NSW
02 9896 2333

Matt Barham
0414 407 816

+ Separately metered electricity and water

Granny Flat

+ 1 bedroom with built in robe

+ Modern Bathroom

+ Open plan kitchen and living with air-conditioning

+ Modern Bathroom

+ Large private yard with garden shed

+ Potential rent of \$450-\$500 per week

With a 15.85m frontage within Parramatta Council ensures an easy duplex or new home development and the dual rental opportunity ensures a healthy rental return while you plan your profitable future.

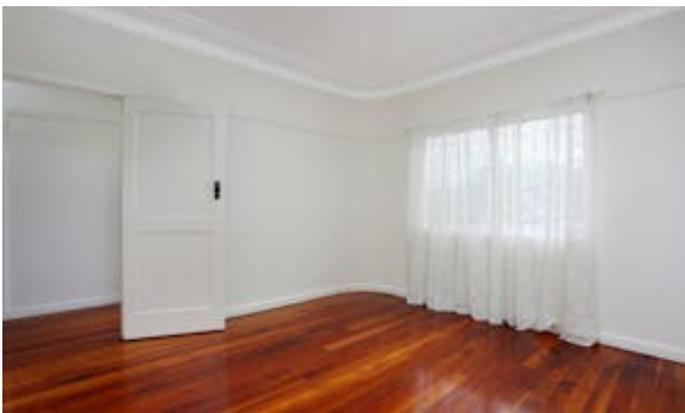
Council Rates - \$549.90 per Â¼

Water Rates - \$205.00 per Â¼

Land Size â## 869.53sqm

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 869.53 square metres
- Bedrooms: 4
- Bathrooms: 2
- Single garage

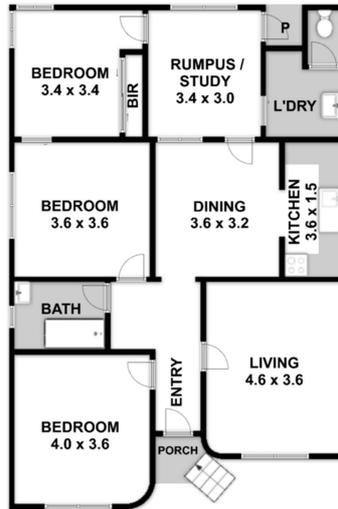
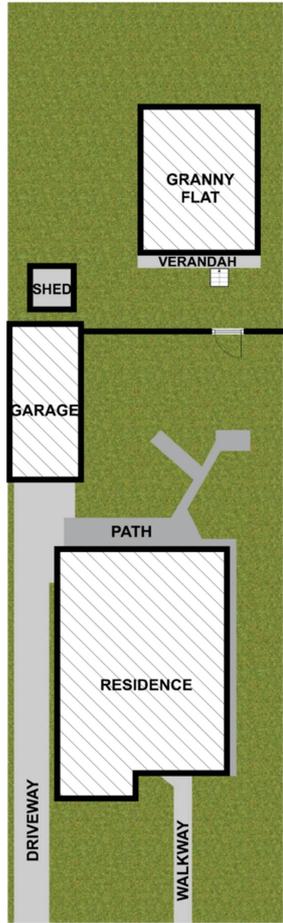




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Please note:
 Floorplan measurements are a guide only.
 All dimensions are approximate in their distance and volume.
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