



3/19 Girraween Road, GIRRAWEEN, NSW 2145

Recently Refreshed And Ready To Move In

This recently refreshed and well proportioned 2-bedroom villa is nestled within the highly sought after Girraween Public School Catchment, and is the perfect opportunity for first home buyers, small families, investors and downsizers looking to secure their next property.

On offer are 2 generous sized bedrooms both with built in wardrobes, an open plan living and dining space, new split system air-conditioning, new ceiling fans and a private low maintenance courtyard, all set within a close proximity to public transport, local schools, cafes and local shops.

Recently refreshed and ready to occupy, 3/19 Girraween Road is an outstanding opportunity not to be missed.

Further Information & Inclusions:

- + 2-bedrooms with built in wardrobes
- + 2-way bathroom includes a separate shower and bathtub

TYPE: For Sale

INTERNET ID: 115P14506

SALE DETAILS

\$700,000 - \$750,000

CONTACT DETAILS

Toongabbie
4 Cornelia Road
TOONGABBIE, NSW
02 9896 2333

Alex Georgiou
0432 578 968

- + Freshly painted neutral tones throughout
- + Brand new hybrid timber floors throughout
- + Generously sized and renovated kitchen with ample cupboard space
- + Private & landscaped courtyard area
- + Oversized lock up garage with remote access
- + Brand new split system air conditioning
- + Brand new ceiling fans equipped in both bedrooms
- + Oversized Internal laundry
- + New LED downlights throughout

Location Highlights:

- + 850m to Girraween Public School
- + 190m to St Anthony's Primary School
- + 900m to Portico Plaza Woolworths and local shops
- + 650m to Girraween Road Park
- + 850m to Toongabbie Train Station

Free Strata Report available on request

Council rates: \$393.00 per quarter

Water Service charge: \$172.83 per quarter

Strata Levies: \$665.77 per quarter

Total Size: 143sqm

Alex Georgiou 0432 578 968

Lachlan Ackroyd-Broadbere 0418 310 385

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 have been digitally rendered for marketing purposes.

- Land Area 143.00 square metres
- Bedrooms: 2
- Bathrooms: 1
- Single garage

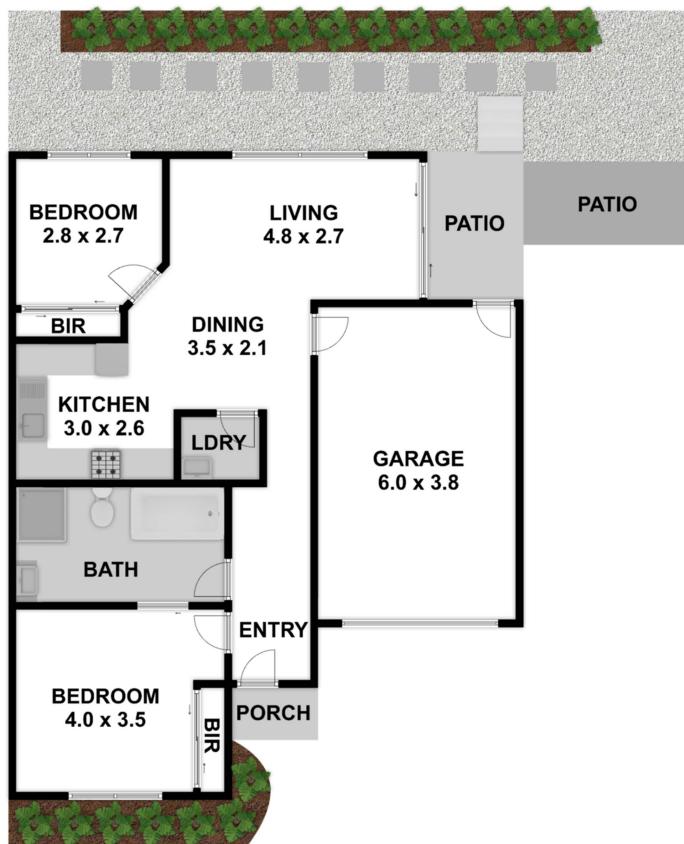




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Please note:
Floorplan measurements are a guide only.
All dimensions are approximate in their distance and volume.
We cannot guarantee its accuracy and interested persons should rely on their own enquiries.

Elders



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