



9 Parer Road, ABERCROMBIE, NSW 2795

Modern Investment Opportunity in a Convenient Location

Positioned in a sought-after pocket of Abercrombie, 9 Parer Road presents an outstanding opportunity for investors or owner-occupiers alike. Ideally located close to local schools, walking tracks and just a short drive to the Bathurst CBD, this property combines lifestyle, convenience and strong rental appeal.

Built in 2014 by Kenwood Homes, the home has been thoughtfully designed for comfortable, low-maintenance living. Offering three well-proportioned bedrooms, two bathrooms and a double car garage, it is perfectly suited to first home buyers, small families or investors.

Features include but are not limited to:

- 3 bedrooms, 2 bathrooms, double car garage
- Ducted heating throughout
- Modern kitchen with island bench, gas cooktop, dishwasher and large pantry
- Light-filled open plan living and dining

TYPE: For Sale

INTERNET ID: L39618484

SALE DETAILS

Price Guide: \$765,000 - \$800,000

CONTACT DETAILS

Elders Emms Mooney
152 William Street
Bathurst, NSW
02 6331 0744

Peta Cutler
0401860497

- 6.5kW solar system
- Water tank for reduced water costs

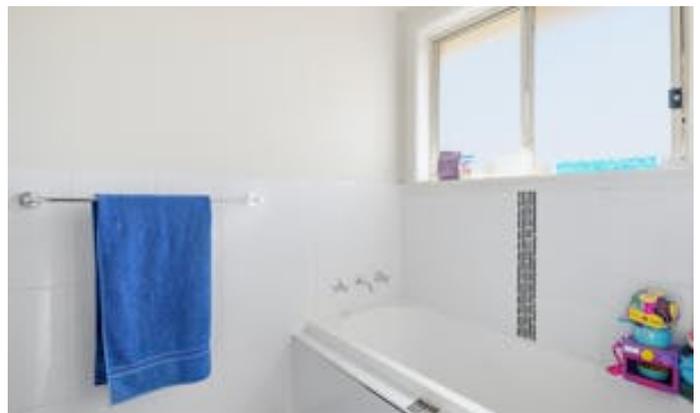
A fantastic opportunity to secure a modern home in a convenient location with immediate income potential.

For more information or to arrange an inspection, please contact Peta Cutler on 0401 860 497 or any of the team at Elders Emms Mooney.

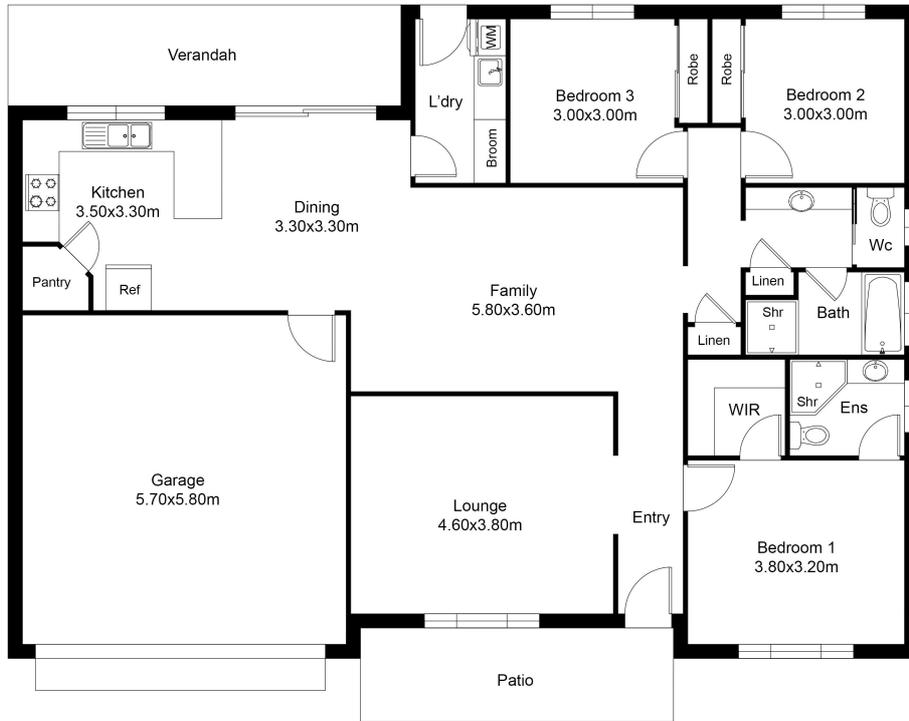
Disclaimer: All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

- Land Area 493.20 square metres
- Bedrooms: 3
- Bathrooms: 2
- Double garage
- Floorboards








Emms Mooney

FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.
BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout.
All enquiries must be directed to the agent, vendor or party representing this floor plan.

9 Parer Road, Abercrombie