

13 Cepheus Place, Erskine Park, NSW, 2759



House For Sale

Friday, 10 January 2025

13 Cepheus Place, Erskine Park, NSW, 2759

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 693 m2

Type: House



Chris Saleh

0298342000

Quiet Cul - De Sac Location

This beautifully presented and spacious single level brick veneer family home is located in a sought after location in Erskine Park.

It is surrounded by other similar aged and quality homes with a north facing aspect and is situated only a few minute's walk to all local amenities including Shops, School, Public Transport and a short drive to the M4 Motorway and main arterial roads.

This is a home on a grand scale with every room generous in space and natural light making it an absolute must to inspect and an opportunity not to be missed!!

Additional features include:

- * 5 good size bedrooms, main bedroom has split system air conditioning and en-suite bathroom, all rooms have ceiling fans and new carpet, front windows have both plantation shutters and also electronic security shutters
- * Light filled living areas with formal lounge on entry, separate formal dining area plus good size family room at rear complete with 2nd split system air conditioner, gas bayonet for heating and painted in neutral colour scheme throughout
- * Stunning kitchen with quality stainless steel appliances including dishwasher and gas stove, modern glass splashback, massive bench space for food preparation which also offers breakfast bar potential, lots of cupboards for storage and the added bonus of a walk-in pantry
- * Tastefully renovated main bathroom with separate bath and shower recess and toilet, floor to ceiling wall tiles, large vanity offering plenty of storage and similarly renovated en-suite bathroom with the same fixture and fittings plus internal laundry with access to the rear yard
- * Private and child friendly rear yard with good size outdoor entertaining, which overlooks the council compliant above ground pool complete which is surrounded by privacy screening decking and mature landscaping plus plenty of grass left over for pets and kids to play
- * Double lock up garage with automatic doors, drive thru and internal home access plus double driveway making it perfect for tradie or car enthusiast plus 5extra space on the front lawn which currently accommodates the owners caravan but would suit boat or trailer also
- * Other inclusions are 3200 litre rain water tank with motor and 6.5kw solar system, whirlybirds on the roof and air vented eaves

All this on a great size 693sqm with landscaped gardens front and rear and potential rent return of approximately \$800 plus per week.

To find out more or to book an inspection please call Chris Saleh on 0448 374 365.