

38 Yunga Burra Street, Villawood, NSW, 2163

House For Sale

Saturday, 2 November 2024

38 Yunga Burra Street, Villawood, NSW, 2163

Bedrooms: 5

Bathrooms: 2

Parkings: 1

Type: House



Allen Abed
0297387999



Le Ly
0297387999

“DECEASED ESTATE - UNDER INSTRUCTIONS TO SELL”

First National Chester Hill is excited to present this exceptional double-story family home, featuring expansive living areas and generously sized bedrooms, all positioned on a substantial 765.10 sqm (approx.) corner block in a prime location.

MAIN FEATURES INCLUDE:

- 5 generously sized bedrooms, each with built-in wardrobes
- Expansive living spaces, including two large living rooms and a spacious dining area
- Impressive kitchen with abundant space and functionality
- Two bright, spacious bathrooms filled with natural light
- Expansive backyard featuring an in-ground swimming pool
- Lock-up garage for added convenience
- Enormous 765.10 sqm block (approx.)
- Potential for duplex development (STCA)
- Opportunity for granny flat addition (STCA)

This is the ideal family home, offering abundant space for a growing family. A must-see, this property promises to be loved and enjoyed, with ample areas designed for entertaining and creating cherished family memories.

Situated on a prime corner block with an impressive frontage of over 18 meters and approximately 765.10 sqm of total land, this property offers exceptional potential for duplex development or the addition of a granny flat (subject to council approval and buyer inquiries).

Nestled on a quiet street, this property is just a short walk from shops, schools, and public transport, with easy access to the Parramatta, Liverpool, and Bankstown CBDs only a brief drive away.

APPROX LAND SIZE: 18.28m Frontage – Total 765.10sqm

ADDRESS: 38 Yunga Burra St, Villawood

OPEN HOUSE SATURDAYS: 11:30am – 12:00pm

AUCTION: ON-SITE SATURDAY 30th November 2024 at 12:00pm

For more information or to find out what you need to prepare to bid at Auction contact ALLEN ABED ON 0421 531 360 OR LE LY ON 0422 432 057

***AUCTION NOTICE: If you are planning to bid at auction YOU MUST HAVE PHOTO ID TO REGISTER & HAVE THE 10% DEPOSIT – PAYABLE AT THE AUCTION**

Please make sure you arrange the deposit prior to attending the auction, deposit accepted via Bank CHEQUE, over counter Bank Cheques, Personal & Business Cheques will all be accepted. Electronic Funds Transfer (EFT) payments are accepted. **YOU MUST INCREASE YOUR TRANSFER LIMIT BEFORE THE AUCTION.**

PLEASE ARRANGE PRIOR TO AUCTION, if you have any questions, please don't hesitate to contact us.

***Disclaimer: While First National Chester Hill have taken all care in preparing this information and used their best endeavours to ensure that the information contained herein is true and accurate, we accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained. First National Chester Hill urge prospective purchasers to make their own enquiries to verify the information contained herein.**