

# 7 Watt Place, Emu Plains, NSW, 2750

propertycentral

## House For Sale

Saturday, 7 December 2024

7 Watt Place, Emu Plains, NSW, 2750

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Type: House**



Leonidas Proestos

0409300733

**For Sale Now \$999,900 - \$1,099,000 or Auction 25th January 2025**

**Rare Opportunity with Endless Potential**

Nestled in a quiet cul-de-sac on an expansive 841sqm (approx) block, this charming home in the highly sought-after suburb of Emu Plains offers space, comfort, and opportunity. Freshly painted and featuring a restored roof, the property boasts three bedrooms, a neat and tidy bathroom with a separate toilet, and a good-sized kitchen with dishwasher & smeg appliances. Additional highlights include a separate laundry with internal access, an air conditioning system, underground storage, and a sparkling in-ground pool. The generous three-car carport and lock-up garage add to the practicality, while the block's size and location present potential for a granny flat, duplex or dream home build (STCA). Positioned just a short stroll to Lennox Shopping Centre, parks, and schools, this property offers a perfect balance of lifestyle and future growth in a rapidly appreciating area.

- \* Quiet cul-de-sac location in a sought-after suburb
- \* Freshly painted with a restored roof and natural gas
- \* 841sqm block with room for future development (stca)
- \* Walking distance to Lennox Shopping Centre, parks, and schools

Disclaimer: We have been furnished with the above information, however, Property Central gives no guarantees or undertakings concerning the accuracy, completeness or up-to-date nature of the information provided. All interested parties are responsible for their own independent enquiries in order to determine whether or not this information is in fact accurate.