

**78 Woodland Crescent, Narellan, NSW, 2567**

STONE

**House For Sale**

Thursday, 24 October 2024

78 Woodland Crescent, Narellan, NSW, 2567

**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**

## Investors delight

Discover your dream home with all the modern comforts and more! This beautifully presented 4 bedroom house boasts floorboards throughout, ensuring a stylish and low-maintenance living space. Stay comfortable year-round with ducted air conditioning with an additional split system.

The house boasts a recently renovated bathroom, complemented by a brand-new second bathroom and laundry for added convenience. Bedrooms 1, 2, and 3 feature built-in mirrored wardrobes, providing ample storage with a modern touch.

A standout feature of this property is the brand-new detached two bedroom granny flat, designed with a sleek, modern appearance. It comes equipped with three split system air conditioners for year-round comfort and built-in robes for ample storage. The bathroom is elegantly tiled from floor to ceiling and includes a combined laundry, creating a practical yet stylish space.

Both properties are currently tenanted.

Estimated rental return.

Main house - \$750 per week

Granny flat - \$500 per week

Features:

- > 2 large sheds/garage to the main house (7.6m x 5.9m & 5m x 9m)
- > Separate access for the granny flat
- > Renovated bathroom in the main house
- > Located within walking distance to shops, schools & medical

NOTE: In preparing this, we have used reasonable endeavours to provide information that is true, however it is provided on the basis that readers will be responsible for making their own assessment of the information and are advised to verify all relevant representations, statements and information. All photographs and images are representative only, for marketing purposes.