

3/46 Tungarra Rd, Girraween, NSW, 2145



Villa For Sale

Thursday, 9 January 2025

3/46 Tungarra Rd, Girraween, NSW, 2145

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Villa



Shaktika Singh
0405514712

A RARE GEM - Immaculate Villa in a Prime Location!

Shaktika Singh of Harcourts Eternity is thrilled to unveil this stunning brick villa, a unique opportunity perfect for savvy investors or first-home buyers. Nestled in the prestigious catchment of Girraween Public School, this property offers a harmonious blend of serenity, convenience, and modern living.

Set on a tranquil street in Girraween, this villa provides a seamless lifestyle with its single-level design and thoughtfully crafted interiors. Located just minutes from Pendle Hill Station and surrounded by local amenities, this is your chance to experience the perfect balance of peaceful living and urban accessibility. Rarely does a property of this caliber become available in such a sought-after location.

Property Features:

- Large open plan lounge & dining room
- Split air-conditioning system and ceiling fan in every room.
- Separate kitchen equipped with stainless steel appliances and ample cupboard space.
- 2 Spacious bedrooms with built in wardrobes and ceiling fan.
- Generously proportioned bathrooms
- Wide and private entertaining area
- Low maintenance garden ideal for outdoor parties
- Rental Return of \$620 p/w
- Two minute stroll to Girraween Public School
- Abundance of natural light
- Automatic lock up garage with natural light and space
- Secure complex of only 5 villas offering a safe and neighborly atmosphere.
- Within walking distance to local shopping center's & train station
- Minutes away from recently upgraded Civic Park

Low Quarterly Outgoings:-

Strata: \$528.34 per quarter approx.

Council: \$372.00 per quarter approx.

Affordably priced and perfectly located, this property is sure to be highly sought after by investors, first home buyers and down sizers looking for an easy to maintain, modern home. Don't miss this opportunity contact Shaktika on 0405 514 712 or Sahil at 0416 672 247 or team at Harcourts Toongabbie (02) 9636 3837 to avoid any disappointments.

"All information contained herein is gathered from sources we deem to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries".