

# 37A Hurt Parade, Unanderra, NSW 2526

molenaar + mcneice

## Villa For Sale

Saturday, 17 February 2024

37A Hurt Parade, Unanderra, NSW 2526

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 322 m<sup>2</sup>

Type: Villa



David Greenwood  
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Blake Torresan  
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## Contact Agent

torrens title | single level | low maintenance This near new build torrens title villa is sure to impress investors, first home buyers and downsizers alike, with its modern and attractive finishes, large open plan living, and centrally placed location. Located at the rear of two villas, enjoy your sense of privacy, while still being close to local recreation, shops, cafes and transport. what you will love... > generously spaced open plan living and dining area with floating timber floorboards > sleek and bright kitchen with island bench, feature pendants, gas cooking and dishwasher > covered entertainment patio with adjoining grass space, storage shed, all on level land > three well-sized bedrooms with floating timber floorboards and plenty of natural light > large master bedroom with walk in robe and ensuite > stylish bathroom with freestanding bath tub; extra w/c in garage > single lock up garage with laundry; located at rear of two villas > walking distance to local parks and Western Suburbs pool complex > a short drive to local shops, schooling, and transport links to north and south > council = \$1,621 pa, water = \$688 pa, land size = 322 sqm Whilst every effort has been made to ensure the accuracy and thoroughness of the information provided to you in our marketing material, we cannot guarantee the accuracy of the information provided by our vendors, and as such, Molenaar and McNeice makes no statement, representation or warranty, and assumes no legal liability in relation to the accuracy of the information provided. Interested parties should conduct their own due diligence in relation to each property they are considering purchasing. All photographs, maps and images are representative only, for marketing purposes.