

# 1/6 Clifford Crescent, Ingleburn, NSW 2565

**Raine&Horne**  
Ingleburn

## Townhouse For Sale

Thursday, 18 April 2024

1/6 Clifford Crescent, Ingleburn, NSW 2565

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 90 m2**

**Type: Townhouse**



Farha Diba  
0405436393



Raine and Horne Ingleburn Sales  
0405436393

## JUST LISTED

Farha Diba, from Raine & Horne Ingleburn, welcomes you to 1/6 Clifford Crescent in the sought-after suburb of Ingleburn. This charming townhouse offers three bedrooms, one bathroom, and a single garage, making it the perfect home for a small family or first-time buyer as well as investors. Corner property, with a Mexican design and beautiful arched windows, is definitely a MUST to inspect. The property features a beautiful backyard, perfect for relaxing or entertaining guests. The interior of the townhouse is well-maintained and features a cozy living room, dining area, and kitchen. With hardwood flooring throughout, this property exudes charm and character. 3 BED || 1 BATH || 1 CAR

**PROPERTY FEATURES:**

- Open plan living/dining, with the kitchen tucked away on the side but in unison with the rest of the space
- Kitchen with electric cooking, good storage space, adorned by a spacious benchtop/bar area
- Upstairs, three bedrooms, one with built ins
- Family bathroom with shower and bath and separate toilet
- Master bedroom with lovely balcony overlooking the lush front yard
- Internal laundry with additional storage space leading to a lovely and spacious covered, tiled patio
- One more covered patio on the side of the property with access from the lounge as well
- Single covered carport
- Timber floors throughout the property
- Air conditioning in the lounge room and ceiling fans in the bedrooms

**LOCATION FEATURES:**

- 2 min drive to Sackville St Public School
- 4 min drive to Ingleburn High School
- 5 min drive to Ingleburn Station
- 5 min drive to Ingleburn Village and Ingleburn shops
- 5 min drive to Macquarie Fields Leisure Centre
- 5 min drive to Medical Centres
- 3 min drive to Ingleburn RSL Club

Contact Farha Diba on 0405 436 393 to inspect the property today. This opportunity is not to be missed!

**DISCLAIMER:** Every precaution has been taken to establish accuracy of this information but does not constitute any representation by the vendor or agent. Prospective purchasers are urged to rely on their own enquiries.