

**1/6 Graham Road, Narwee, NSW 2209**



**Townhouse For Sale**

Sunday, 22 October 2023

1/6 Graham Road, Narwee, NSW 2209

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 153 m2**

**Type: Townhouse**



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## **Auction guide \$700,000**

Conveniently located within an easy stroll to shops, eateries and transport options, presents a meticulously maintained 2 bedroom Townhome. Featuring an open plan living and dining area, a well-equipped gas cooking kitchen and a generous outdoor area, this property is perfect for smaller families or couples looking for a comfortable and low-maintenance lifestyle. The property boasts a contemporary design and features quality finishes throughout, adding a touch of elegance to the interiors. The outdoor areas offer a perfect spot for relaxation or private activities in the fresh air. Positioned at the front of a boutique complex of five, this residence is sure to impress the fussiest of buyers and/or a discerning investor.

**Highlights:** 2 good sized bedrooms, built-in robe + balcony access 2 modern bathrooms + toilets Open living/dining area flows to a sunny outdoor area Gas kitchen provides stainless appliances + dishwasher Spacious North facing courtyard, ideal for relaxation Security single car space + storage cage Internal laundry, air conditioning, brick construction Close proximity to shops, schools and eateries 400m walk from Narwee train station

**Outgoings:** Strata \$630p/q approx. Council \$400p/q approx Water by meter.

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