

1/90 Verdun Street, Bexley, NSW 2207

Raine&Horne.

Villa For Sale

Saturday, 18 November 2023

1/90 Verdun Street, Bexley, NSW 2207

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 168 m2

Type: Villa



Marc Gable
0433493331



Michael Aiello
0407047179

Auction Guide \$800,000

Nestled within a boutique complex across from Dominey Reserve, this well presented villa promises a low maintenance lifestyle of enviable comfort and privacy. The practical single level layout showcases generous living and dining zones that are beautifully enhanced by high ceilings, while the exterior delivers a large wraparound front verandah, a spacious front yard plus a rear courtyard bathed in sunlight. Creating an unmissable opportunity for first homebuyers, downsizers and investors alike, this ready to enjoy property is perfect for buyers looking to secure a convenient position within one of Bexley's most sought-after locations. It promises effortless access to schools, transport, Bexley shops and Kogarah Town Centre, while only moments from Rockdale Plaza, Westfield Hurstville, Bardwell Valley Parklands and popular golf courses.

- Well designed layout reveals generous combined living and dining space
- Warm and welcoming interior blanketed with original timber floorboards
- Sun washed courtyard adjoins versatile home office and lock-up storage
- Oversized kitchen offering Westinghouse appliances and stone benchtops
- Two good sized bedrooms featuring built-in robes and carpeted flooring
- Two neatly presented bathrooms includes ensuite and full main bathroom
- Perfectly comfortable whilst presenting scope to add personal touches
- Air conditioning, ceiling fans, designated laundry room, linen storage
- Driveway parking space next to front yard and lush established gardens

Strata Rates: \$510 per quarter approx
Council Rates: \$402 per quarter approx
Water Rates: \$180 per quarter approx