

1 St Pauls Place, Chester Hill, NSW 2162

House For Sale

Friday, 29 March 2024

1 St Pauls Place, Chester Hill, NSW 2162

Bedrooms: 3

Bathrooms: 1

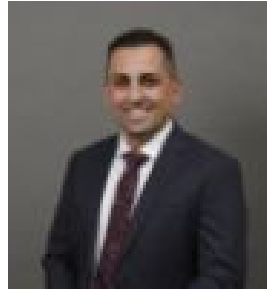
Parkings: 2

Area: 594 m2

Type: House



Zeth Grant
0416179782



Zoran Cvetkovski
0411304466

AUCTION | 27/04/24 @ 2.30 PM

John B. Grant Real Estate, Chester Hill is pleased to offer 1a St Paul Place, Chester Hill to the marketplace. This original and well-loved and maintained 3-bedroom brick veneer family home is being offered for sale for the first time since its construction in the 1960s. Nestled in a tranquil neighbourhood, this property exudes warmth, character, and endless potential.

Key Features:

- **Original Charm:** Step into a bygone era with the timeless appeal of this original 1960's home. From its sturdy brick veneer construction to its classic design elements, this residence boasts authenticity and charm.
- **Spacious Living Areas:** Enjoy cozy evenings in the generous lounge room, perfect for relaxation and family gatherings. Adjacent is the original kitchen, awaiting your personal touch and creative flair.
- **Comfortable Bedrooms:** Three well-proportioned bedrooms offer peaceful retreats, ideal for restful nights and lazy Sunday mornings.
- **Functional Layout:** A dining room, full bathroom with a separate toilet, and an internal laundry ensure practicality and convenience for everyday living.
- **Parking Convenience:** Keep your vehicles secure with a lock-up garage and a convenient carport, providing ample space for parking and storage.
- **Expansive Frontage and Land:** Boasting a generous 24.37m frontage and sitting on approximately 594.40 sqm of land, this property offers endless possibilities for expansion, renovation, or landscaping to create your dream outdoor oasis.
- **Location Highlights:** Situated in the sought-after suburb of Chester Hill, this home offers proximity to essential amenities including schools, parks, shops, and public transport options. Embrace the suburban lifestyle while still being within easy reach of surrounding suburbs.

Don't miss this rare opportunity to own a piece of Chester Hill's history. Whether you're a first-time buyer, a growing family, or an investor seeking potential, this home presents endless possibilities. Arrange your inspection today and make your dream of owning a piece of nostalgic charm a reality!

Built-in : 1960's approximately
Zoned: R2 Low Density Residential Council Rates \$433.00 per quarter approximately
Water Rates \$207.44 per quarter approximately
Potential rental return is up to \$41,600 PA approximately.

Terms of Auction* 10% deposit* 42 day settlement period* All offers must be made in writing* Any changes to the contract of sale must be received prior to the Auction day* This property will be SOLD
Open house Saturday from 2.00 to 2.30 pm or by appointment
The Auction will be held on-site at 2.30 pm Saturday 27th April 2024