

**10 Winnall Place, Ashcroft, NSW 2168**



**House For Sale**

Tuesday, 21 November 2023

10 Winnall Place, Ashcroft, NSW 2168

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 663 m2**

**Type: House**



Mathew Bell

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## Auction

This home is going to be ideal for a family looking to break into the real estate market. Featuring four bedrooms, two renovated bathrooms, a brand-new kitchen, a carport and a two detached rumpus rooms, ideal for a kids play area, storage or home office. Located within minutes drive to schools, shops and more, this home is one you're going to want to come and see. . King sized master bedroom with split system a/c and mirrored built in robes and brand new ensuite . Three more bedrooms, all with built in robes . Bathroom includes full height tiles, a shower, vanity and toilet . A brand new, designer kitchen featuring a 4 burner gas cooktop, 20mm stone benchtops, soft close draws and plenty of cupboard space . Open plan lounge and dining with split system air conditioner . Double colourbond garage has been converted to a rumpus room with tiled floors and a split system air conditioner, it still has its automatic door too . Additional detached rumpus room with tiled floors, split system a/c and loft storage area . A grassed yard with garden shed and chicken coop . A carport with gated entry . Fully fenced yard with gated front fence . Extras include tinted windows, security cameras, freshly polished timber floors, a near new hot water system, new electricals and plumbing . 663.9m<sup>2</sup> block of land on the high side of the road . Potential to add a Granny Flat (STCA) . Potential rental return of \$650 per week . Only a 5 minute drive to Liverpool, Cabramatta & Canley Heights . Auction on site, Saturday 16th December 2023 at 2:00pm