

**101 Hemphill Avenue, Mount Pritchard, NSW 2170**

**CENTURY 21**

**Sold House**

Monday, 30 October 2023

101 Hemphill Avenue, Mount Pritchard, NSW 2170

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1011 m2**

**Type: House**



Robert Dababneh  
0297276677



Ben Palmerone  
0297276677

**\$1,550,000**

Discover the perfect blend of urban living and tranquility in the heart of Mount Pritchard. This outstanding property, situated on the high side of the street, boasts level living on an expansive 1,000sqm block with unobstructed vistas of the Sydney City skyline. The double brick, single-story, split-level design of this 4-bedroom home, constructed with full concrete, offers an unparalleled living experience. Your dream home awaits. Key Features:- 4 spacious bedrooms complete with built-in wardrobes- 2 tiled bathrooms- Massive modern chef's style kitchen featuring 40mm stone benchtops, a central island with ample storage, induction cooktop with soft-close features- A double car garage with high ceilings, offering room for a potential mezzanine level- Tiled flooring throughout the living areas complemented by plush carpeting in the bedrooms- Enjoy year-round comfort with ducted air conditioning- Environmental consciousness with a 10,000L rainwater tank and solar heating- Energy efficiency with Solar heating achieved with 20 x 6.6kWz Solar Panels, leading to a credit for most parts of the year- Convenience at its finest, with Liverpool Westfields Shopping just 5 minutes away, and Warwick Farm Fashion Spree Shopping a mere 10 minutes away- Recreation and entertainment options galore, with the Mounties Club located just 2 minutes away Don't miss this rare opportunity. Whether you're considering renovation or a fresh start with a new build, the choice is yours. With the potential for breathtaking city views from your balcony, and a location that offers shops and local amenities at your doorstep, passing up this property would be the biggest mistake of 2023. Act now and seize this golden opportunity. For all inquiries, contact Robert Dababneh today. Your dream home is just a phone call away. **DISCLAIMER** We have in preparing this information used our best endeavours to ensure that the information contained therein is true and accurate however, accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. Prospective buyers should make their own enquiries to verify the information contained herein.