

**11 Orana Avenue, Penrith, NSW 2750**



**House For Sale**

Thursday, 30 May 2024

**11 Orana Avenue, Penrith, NSW 2750**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 650 m2**

**Type: House**



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## PROPERTY LAUNCH

Welcome to your new home at 11 Orana Avenue Penrith – this recently renovated residence combines modern comfort with sustainable living. Perfect for first home buyers, young families, and savvy investors, this property offers a blend of convenience, style, and eco-friendly features. Key features:

- Recently renovated: experience the freshness of a home that has been updated inside and out. Fresh paint and new window furnishings adorn the interior, while outside you are greeted with a new monument coloured roof and guttering, and landscaping ensuring a contemporary look and feel.
- Three spacious bedrooms: each bedroom is designed for comfort, with the main bedroom featuring a reverse cycle air conditioner and mirrored built-ins in two rooms, providing ample storage space.
- Elegant hardwood floors: revel in the warmth and durability of the natural hardwood timber floors that add character to the home.
- Sustainable energy: equipped with solar panels and new led lighting throughout, this home is not only reducing the carbon footprint but also your electricity bills.
- Comfort all year round: reverse cycle airconditioning in the living areas ensure you stay cool during the summers and cozy in the winters.
- Secure parking: a detached double lock-up garage with additional parking for boat, caravan, or even 3 more cars behind lockable gates caters to all your vehicle needs.
- Backyard BBQs: Host BBQs and birthday parties in the expansive backyard under the covered paved entertainment area with family and friends, entering from side access to the property.
- Connectivity: Stay connected with the world with NBN internet connections readily available.
- Prime Location: Located just a 2 min walk to the local IGA shops and Kingswood Park Public School around the corner, this home is in a prime spot for families or those seeking convenience.
- The 650m<sup>2</sup> block: The vast land size provides the potential for a swimming pool or Granny flat (STCA)
- Appreciating area: Penrith is a rapidly growing area, ensuring the long-term value of your investment. This property is only a short drive to Penrith Panthers Entertainment and restaurants, Nepean River and the growing developing facilities along the riverbank including the east bank precinct, Nepean Centro offering many amenities, as well as Penrith Westfields. With public transport at your doorstep, many local primary and high schools, M4 Motorway, Great Western Highway, Nepean Hospital, Penrith Station, University of Western Sydney and approx. 25-minute drive to Badgerys Creek Airport expected to be completed by 2026, this property offers everything you need and much more in such a sought-after location. Don't miss the opportunity to own this gem in penrith. Whether you're stepping into the property market for the first time or looking to expand your portfolio, 11 Orana Avenue is a smart choice that ticks all the boxes. For more information or to arrange a viewing, please contact southlands estate agents on 4721 1111

Disclaimer: Whilst we have obtained all information from sources, we believe to be reliable we deem this information: however, we cannot guarantee its accuracy. Prospective purchasers are advised to conduct their own inquiries.