

11 Rosewall Street, Willoughby, NSW 2068

FORSYTH

Sold House

Tuesday, 23 January 2024

11 Rosewall Street, Willoughby, NSW 2068

Bedrooms: 6

Bathrooms: 3

Parkings: 4

Area: 708 m2

Type: House



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Situated on a level North South facing parcel of land with rare dual street access these two homes offer separate entries, enclosed private rear gardens and flexible family living or investment opportunities. 11 Rosewall Street is a newly renovated modern four bedroom plus study family home whilst 10 Council Street offers a recently built two-bedroom home with lock up garage. Set on over 700m² of land in a non-conservation zone both homes are footsteps to local schools, transport, shopping and parks.

11 ROSEWALL STREET NORTH WILLOUGHBY offers:

- Renovated and updated modern home with four large bedrooms.
- All four bedrooms with large mirrored built-ins. Linen press.
- Spacious open plan living/dining area with sliding doors to rear.
- Large granite tiled undercover patio for entertaining. Merbau decking.
- New eat in kitchen with stone benchtops, dishwasher and double sink.
- New Reverse Cycle Air Conditioning and roller blinds. Gas hot water.
- Blackbutt flooring throughout. Separate study. Granite tiled front verandah.
- Separate studio/teenage retreat. Laundry with new cabinets and dryer.
- Secure parking for 3 cars behind auto door.
- New lawn and granite tiled driveway.
- Renovated bathroom with shower over spa bath. New internal lighting.
- Refreshed second bathroom with shower. New vanity and fixtures.
- North facing rear offers plenty of natural light throughout.
- Newly painted inside and outside. New windows, internal doors and hardware.

- Potential rental \$2200 per week

10 COUNCIL STREET NORTH WILLOUGHBY offers:

- Fully approved newly built two-bedroom home with auto lug – built by Granny flats Australia in 2022.
- Two large bedrooms with built ins and floating floors, internal laundry.
- Large eat in polyurethane kitchen with stone benchtop, dishwasher and pantry. Tiled floors.
- Living area leads to covered alfresco area. Split system air-conditioning.
- Front verandah and enclosed rear garden/lawn.
- Private and secure access from Council Street.
- Separately metered for easy rental.
- Currently rented for \$825 per week (offered with tenancy or vacant possession). Depreciation schedule available.

- Non Conservation Zone suitable for future duplex/rebuild.(s.t.c.a.)

- Stroll to High Street shopping village, express city buses and Willoughby Park.
- Minutes to Chatswood shopping and Interchange.
- Walk to St Thomas Primary School, Willoughby Girls High.
- Willoughby Public, Willoughby Girls and Chatswood High catchment area.
- Council rates: \$2756 per annum
- Water Rates: \$1136 per annum
- Total Land size is: 708.2m²

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