

**12 Hammond Avenue, Normanhurst, NSW 2076**



**Sold House**

Tuesday, 30 January 2024

12 Hammond Avenue, Normanhurst, NSW 2076

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 955 m<sup>2</sup>**

**Type: House**



Louisa Liu

## Contact agent

Open House Cancelled Make your mark on this expansive Robust residence nestled on an impressive 955 sqm block in one of Normanhurst's premier streets. The adaptable floorplan provides ample living space, catering perfectly to a sizable family. • Conveniently located within a short walk to the railway, village shops, Loreto, and Normanhurst Boys High & Primary school, this property invites you to infuse your personal touch into a home designed for comfortable family living.

- Recently enhanced with fresh paint and newly polished floorboards throughout.
- New plantation shutters on windows
- Ducted reverse cycle air-conditioning for added comfort.
- Three generous bedrooms, two with built-in wardrobes,
- Compact study nook.
- Spacious open-plan lounge and dining area provide a versatile living space, seamlessly connected to a modern kitchen featuring an integrated dishwasher and gas cooktop.
- Well-appointed Main bathroom with a separate bath and shower.
- An additional W/C in the internal laundry.
- Two lockup garages/storage areas.
- Levelled, low-Maintenance Backyard and Garden

Location Benefits: • 0.42km to Normanhurst Public School • 0.56km to Normanhurst Boys High School • 0.73km to Hornsby South Public School • 0.86km to Loreto Normanhurst • 1.06km to Barker College

Disclaimer: We have obtained all information in this advertisement from sources that we believe to be reliable; However, we cannot guarantee its accuracy. Prospective applicants are advised to carry out their own investigations at the open home inspection.

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