

12 Warimi Close, Rooty Hill, NSW 2766



Sold Townhouse

Tuesday, 27 February 2024

12 Warimi Close, Rooty Hill, NSW 2766

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 251 m2

Type: Townhouse



Roy Amery
0414672497



Melissa Pavleska
0429602785

\$800,000

Roy Amery & Melissa Pavleska of Richardson & Wrench Rooty Hill & Westfield Mt Druitt is pleased to offer this spacious street facing and large 4-bedroom townhouse in a quiet cul- de-sac, east facing property with ducted air-conditioning and generous living areas that are perfect for relaxing and entertaining. Located in a prime location, this townhouse is just a short distance to Rooty Hill Train Station/Shops, Eastern Creek Quarter Shopping Centre, Mt Druitt Hospital, Westfield Shopping Centre, Australian Islamic College of Sydney, West HQ (Rooty Hill RSL Club) and is also conveniently situated near the M4/M7 Motorways. Be quick to secure one of the best townhouses in Rooty Hill!Featuring:* 4 Bedrooms with built in robes to all rooms* Large master bedroom with en-suite* Ducted air-conditioning and balcony upstairs* Separate lounge room with tiled flooring* Spacious dining area off kitchen with tiled flooring and built in cupboards* Huge kitchen with gas cooking and island bench* Large main bathroom with shower/toilet and floor to ceiling tiles* Single garage with internal access* Large internal laundry and oversized powder room with 3rd toilet* Space for a 2nd car spot on front driveway* Private and nice size backyard with tiled outdoor entertaining area and rainwater tank* Low strata rates (\$413.00 per quarter)* Current tenant paying \$680 per week (lease expires 6th December, 2024)* 251m2 total area* Solar panels Outgoings:* Strata Rates: \$413.00 per quarter* Council Rates: \$365.00 per quarter* Water Rates: \$155.46 per quarterFor more information on this fantastic property, please contact Roy Amery or Melissa Pavleska from R&W Real Estate Rooty Hill & Westfield Mt Druitt on 0414 672 497.