

**13/32 Luxford Road, Mount Druitt, NSW 2770**



**Unit For Sale**

Monday, 20 May 2024

13/32 Luxford Road, Mount Druitt, NSW 2770

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 78 m2**

**Type: Unit**



Umer Chaudhry

0296779999

## Contact Agent

Placed only moments away from the Mount Druitt CBD and within walking distance to the Local Westfield Shopping District and Mount Druitt Train Station. This home presents a lifestyle of convenience and practicality for those looking to secure a first home or to build their investment portfolio.+ 2 generous Bedrooms, featuring built in robe in 1 bedroom and north facing window.+ Open plan, light & air-filled combine lounge and dining area which flows to the oversize balcony.+ Modern, well-presented, kitchen quality appliances and tiled floors.+ Neat and tidy main bathroom with combined bath and shower coupled with internal laundry.+ Great first home or low maintenance investment opportunity+ Total 78sqm unit including 17sqm ground floor lock up garage with plenty of storage space.+ Council: \$413 per quarter approx.+ Rental Potential: \$400 per week approx.\*We have obtained all information in this property from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations. \*\* less