

**130 Waratah Street, Sutherland, NSW 2232**

**FOX & WOOD**

**Sold House**

Wednesday, 20 March 2024

130 Waratah Street, Sutherland, NSW 2232

**Bedrooms: 3**

**Bathrooms: 1**

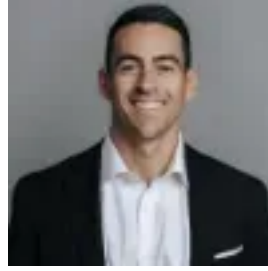
**Parkings: 7**

**Area: 556 m2**

**Type: House**



Shane Flanagan



Danny Fox  
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**\$1,400,000**

A beautifully maintained, single level brick home offering a great floorplan, good flow and versatility. Well-designed for family living with two living rooms, three bedrooms, space for a home office or extra dining area plus a rumpus room out the back. The garage and carports allow for seven cars to be parked undercover and the backyard is low-maintenance, level and private with a grassed area, perfect for kids and pets. The original home light-filled and open with original timber floors and a fresh coat of paint - ideal for those wanting a move-in-ready home with plans to renovate. Why you'll love it -

- Well-kept, single level brick home with 3 neat bedrooms and multiple living spaces.
- Light and open living room flows to dining
- Open plan kitchen with a study area or second dining to the side.
- Internal laundry and second toilet.
- Undercover sunroom at the rear of the home, overlooking the yard.
- Low-maintenance yard with grassed area - perfect for kids and pets.
- Large garage with rumpus room attached with the potential to be converted into a granny flat (subject to council approval).
- Multiple off-street parking options with garage, double carport at the rear and triple carport off the side of the home.
- Convenient location 1.1km walking distance to Sutherland shops and train station, 250metres to Sutherland North Public School and 450metres to Clio Street Park.
- Rates per quarter: Council \$502 and Water \$171

Land size 556.4sqm.