

169 Hector Street, Sefton, NSW 2162



House For Sale

Monday, 27 November 2023

169 Hector Street, Sefton, NSW 2162

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 505 m2

Type: House



Zeth Grant
0416179782



Zoran Cvetkovski
0411304466

AUCTION | 16/12/23 @ 2.30 PM

John B Grant Real Estate, Chester Hill is proud to offer 169 Hector Street, Sefton to the marketplace. Are you ready to turn this diamond in the rough into your dream home? Look no further! This 3-bedroom brick veneer home is your canvas for creativity and potential. Located in the sought-after Sefton Selective High School catchment, this property is an excellent opportunity for first-home buyers and savvy investors alike.

Key Features:

- 3 bedrooms for comfortable living space
- Formal lounge room and dining room for entertaining guests
- Large kitchen with meals area, providing a spacious and functional cooking space
- Full bathroom for your convenience
- Patio area which overlooks backyard
- Laundry with a second toilet for added practicality
- Close proximity to Chester Square Shopping Centre, Sefton or Chester Hill Station, ensuring convenience for your daily needs
- Large brick workshop or extra storage
- Sefton Selective High School catchment – an excellent choice for education

Opportunity Awaits: This property is a blank canvas, ready for your personal touch. Featuring authentic 1960s deco to rejuvenate or envision the potential for modern updates and personalized finishes. Whether you're a first-time homebuyer looking to create your perfect home or an investor seeking a project with great returns, this is the opportunity you've been waiting for.

Why Sefton? Sefton is a vibrant community with easy access to schools, parks, shops, and public transport. Enjoy the benefits of a well-established neighbourhood while adding value to your investment. Don't miss out on the chance to transform this property into a gem! Contact us today to schedule a viewing and explore the possibilities that await you. Act fast, as opportunities like this don't come around often.

Built-in 1965 approximately
Zoned R2 Low Density Residential
Council Rates \$405.00 per quarter approximately
Water Rates \$257.84 per quarter approximately
Terms of Auction* 10% deposit* 42 day settlement period* All offers must be made in writing* Any changes to the contract of sale must be received prior to the Auction day*

This property will be SOLD
Open house Saturday 2.00 to 2.30 pm or by appointment
The Auction will be held on-site at 2.30 pm Saturday 16th December 2023