

**17 Claverdon Avenue, Picnic Point, NSW 2213**



**Sold House**

Sunday, 13 August 2023

17 Claverdon Avenue, Picnic Point, NSW 2213

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 556 m2**

**Type: House**



Jenny Fisher  
0403168331



Theo Kalinderidis

## Contact agent

Situated in arguably one of Picnic Point's best streets, this three bedroom home provides plenty of options to renovate, extend or start from scratch and build your dream home. Tucked away at the end of a cul de sac street and positioned within the highly sought after Picnic Point Primary and Picnic Point High School catchments with a spectacular bush outlook, this home will certainly attract a great deal of attention and is a must to inspect. Offering:- 3 generous bedrooms - Functional kitchen - Light filled living with split system air conditioning - Bathroom with separate bath and shower - External laundry + separate external toilet - Large sun filled yard with access to Georges River National Park walking trails - Off-street parking for 2 cars - Land Size 556.4sqm (approx.) - Approx. 750m to Picnic Point Public School - Approx. 1.2km to Picnic Point High School - Approx. 500m to Picnic Point Cafés and Shops - Approx. 2.9km to Revesby Train Station and Shops. For further information contact Jenny or Theo. Exclusively Listed by Alliance Real Estate. Disclaimer: We have, in preparing this document, used our best endeavours to ensure that the information contained herein is true and accurate to the best of our knowledge, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or mis-statements contained in this document. Prospective purchasers should make their own enquiries to verify the information contained in this document.