

2/25A Reynolds Street, Old Toongabbie, NSW 2146



Sold Duplex/Semi-detached

Monday, 14 August 2023

2/25A Reynolds Street, Old Toongabbie, NSW 2146

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 259 m2

Type:

Duplex/Semi-detached



Alex Georgiou
0432578968



Nick Bardon
0409900237

\$855,000

This beautifully presented freestanding duplex home is quietly nestled away on a battle-axe lot, in the heart of Old Toongabbie. An immaculate freestanding duplex of this size and presentation is the perfect opportunity for first home buyers, investors or downsizers seeking the ultimate in low maintenance living. This perfect starter home is designed to maximise natural light thanks to its east/west aspect ensuring all day sunshine throughout. Each one of the 3 large bedrooms includes built-in wardrobes, while other creature comforts include split system air-conditioning to the living/dining areas, multiple ceiling fans, LED downlights throughout, a spacious renovated bathroom, generously sized internal laundry, and internal access from the garage into the house. A quiet & private backyard awaits, making it a perfect space for entertaining family & guests. Set within the Toongabbie Public School Catchment, this is a rare opportunity not to be missed. Enjoy all the convenience of local shops, cafes, parks, and transport just moments away. For investors, this property has a potential rental return of approximately \$580 per week.

Features:

- + Immaculately maintained living spaces
- + Large open plan living and dining rooms
- + Spacious kitchen with ample storage
- + Large master bedroom with 2 built-in wardrobes
- + Large Internal laundry
- + Single remote controlled garage with internal access
- + Split system air conditioning to living/dining rooms
- + No common walls
- + Private outdoor courtyard/entertaining area, with dual side access
- + Plantation shutters to all front windows

Location Highlights:

- + 300m to T-way
- + 240m to Toongabbie Public School
- + 1.4km to Pendle Hill High School
- + 1.8km to Toongabbie Train Station
- + 2km to Pendle Hill Train Station
- + 450m to Binalong Park
- + 300m to IGA Old Toongabbie and local shops
- + 4.1km to Westmead Health Precinct

Council rates: \$303.60 per quarter
Water Rates: \$158.45 per quarter
Strata Fees: NIL per quarter
Total Size: 259 sqm

Alex Georgiou: 0432 578 968
Nick Bardon: 0409 900 237

Disclaimer: All information is gathered from sources we believe to be reliable however we cannot guarantee its accuracy. Sizes, distances, and dimensions are approximate. Interested parties should rely on their own enquiries.