

**2/49-51 Hythe Street, Mount Druitt, NSW 2770**

Laing+Simmons

**Sold Townhouse**

Wednesday, 23 August 2023

2/49-51 Hythe Street, Mount Druitt, NSW 2770

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 205 m2**

**Type: Townhouse**



Ali Awad

0296755566

**\$620,000**

Offering an unsurpassed investment opportunity or first home, this street-standing townhouse unfolds across a traditional dual-level design and features open interiors, modern finishes and a private courtyard. It currently has the same tenant in place since May 2007 and is perfectly located footsteps from Mount Druitt Westfield, renowned dining and transport.-Premium street-facing position creates a private residential atmosphere-Practical two-storey layout features open lounge/dining on the first floor-Three bedrooms, carpeted flooring with built-in robes, master has ensuite-Well-maintained kitchen is equipped with gas appliances and dishwasher-Modern full bathroom, internal laundry and a guest toilet downstairs -Lock-up garage with internal access, additional driveway car space-Low maintenance courtyard, ducted air-conditioning, approx 205sqm-Fantastic first home or investment, can attract a rental of \$550.00 p/w-Easy walk to local schools, major shopping, public transport and parkWater rates: \$155 per quarter Council rates: \$365 per quarterStrata rates: \$440 per quarter