

2/5-7 Wedge Place, Lurnea, NSW 2170

Professionals

Duplex/Semi-detached For Sale

Thursday, 29 February 2024

2/5-7 Wedge Place, Lurnea, NSW 2170

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: Duplex/Semi-detached



Sam Loschiavo

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Auction \$760,000 Guide

Nestled within a charming complex of only 7 units, this spacious townhouse offers the perfect blend of convenience, comfort, and contemporary living. Located within walking distance to schools, shops, cafes, and playing fields, this meticulously crafted townhouse boasts exceptional inclusions and a flexible layout to suit your lifestyle needs.

Key Features:

- Expansive Living Spaces:** Enter into a large tiled open living area, perfect for entertaining or relaxing. This versatile space can easily accommodate a second living area if desired, providing ample room for all your needs.
- Flexible Layout:** Enjoy the convenience of a flexible layout, featuring 3 generously sized bedrooms upstairs, including an en-suite to the main bedroom, along with a study/living area. A downstairs bedroom adds further versatility to the layout, providing options for guests or family members.
- Modern Kitchen:** The quality stone bench kitchen is equipped with 'as new' appliances, including a gas cooktop, pyrolytic oven, range hood and breakfast bar, complemented by an adjoining meals area, ideal for casual dining.
- Premium Inclusions:** Benefit from ducted air-conditioning, alarm system, double garage with auto door, and fingerprint keyless entry, ensuring convenience, comfort, and security for you and your family.
- Private Courtyard:** Retreat to your own private courtyard, perfect for outdoor relaxation, gardening, or alfresco dining, offering a serene escape from the hustle and bustle of everyday life.
- Tranquil Setting:** Enjoy the peace and privacy of this townhouse, with only one common wall, and a great aspect that the owner has cherished.
- Convenient Location:** Take advantage of the easy walk to public schools, shops, and playing fields, with short proximity to the T-way to Parramatta and bus access to Liverpool CBD and beyond, making commuting a breeze.

Current outgoings- Strata \$764.90 per quarter, Council \$360.00 per quarter & water \$215.00 per quarter