

2 Knox Street, Pendle Hill, NSW 2145

HUNTERS

House For Sale

Tuesday, 16 January 2024

2 Knox Street, Pendle Hill, NSW 2145

Bedrooms: 6

Bathrooms: 2

Parkings: 1

Area: 803 m2

Type: House



Patrick Boondok
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First Viewing Sat 20th Jan 11:30am

Occupying a large and level block in a highly desirable location with great potential. This is an incredibly rare opportunity to secure prime and high-demand real estate in Pendle Hill. The home's flowing layout reveals multiple zones to live and entertain in, and seamlessly extends to the large and peaceful landscaped garden. Capturing a sunlit east-to-rear aspect from a cul-de-sac position, this spaciouly designed home promises a lifestyle of tranquillity and comfort. Conveniently located within moments from Parramatta CBD, Westmead & Blacktown Hospital, major highways and the upcoming Sydney Metro connecting to Sydney CBD and wider Sydney. This home presents an incredible opportunity for a visionary buyer to either renovate for contemporary living and recreate the family home of your dreams, invest as a high-yield investment or develop an iconic and unique development (STCA).

Property Features:- Well-proportioned bedrooms with 2 bedrooms downstairs and 4 bedrooms upstairs- Functional floor plan with generous proportions of living, dining and family areas- Oversized, U-shaped kitchen with a seamless flow to both living and dining areas- Enjoy all year round comfort with split system air conditioning across two levels- Leveled backyard with direct gate access from the front and a huge storage shed- Set on a high side and a quiet cul-de-sac location with plenty of street parking- Expansive 803 sqm, high side, levelled block with 17.68m frontage (Approx.)- Investors note: \$750 per week rental income

Location:- 200m to Pendle Hill High School.- 1.1km to Pendle Hill Train Station.- 3.2km to Westmead Hospital & the upcoming metro.- 5.2km to Parramatta Westfield, CBD and Train Station.

Land Size: 803m² (Approx.) **Frontage: 17.68m (Approx.)** **Length: 45.72m (Approx.)**

LGA: City of Parramatta Council

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