

21 Simla Road, Denistone, NSW, 2114

Sold House

Friday, 2 June 2023



21 Simla Road, Denistone, NSW, 2114

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Leighton Avery



David Johnson

SOLD | under the hammer by Leighton Avery, David Johnson, Lochlan McDermott, Kristy Chew & Luke Dalgliesh

Nestled in Denistone's dress circle, Simla Road, surrounded by quality homes showcasing period charm with tree-lined vistas yielding a peaceful yet ultra-convenient setting, this immaculate family home offers swift access to the heart of West Ryde and Eastwood.

Property Highlights |

- Brick bungalow with polished floorboards throughout
- Renovated family bathroom, tiled floor to ceiling
- Spacious gas kitchen, complete with breakfast bar, loads of cupboards and overhead storage space
- Central sitting or dining room with a gas heater
- Light-filled sunroom that overlooks the large grassy rear yard | perfect for the children or pets to run around and play
- Tiled entertaining patio
- Loads of off-street parking including side access to a double lock-up garage
- Separate teenagers retreat or home studio on the ground floor – this comes complete with a kitchenette, and separate bathroom and easily accessible without needing to enter the main house
- Some of the other features include solar panels, 3 air conditioners, rainwater tank, plantation shutters and fresh neutral tones throughout

Location Highlights |

- 175m to Darvall Park
- 500m to Denistone Train Station
- 800m to West Ryde Market Place and Train Station
- 1.35km to Eastwood Mall and Train Station
- 1km to West Ryde Public School (school catchment)
- 1.8km to Marsden High School (school catchment)
- 7.8km to Riverside Girls High School (school catchment)

(stca)* = Subject to council approval | City of Ryde

Disclaimer: All information provided has been gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and any interested persons should rely upon their own enquiries. This property may contain asbestos-contaminated materials. Some photos are location/lifestyle images – all measurements/distances/locations/boundaries are approximate. Any interested persons should rely upon their own enquiries.