

22 & 22A Sullivan Street, Blacktown, NSW 2148

PARAS & BAZ

Sold House

Wednesday, 28 February 2024

22 & 22A Sullivan Street, Blacktown, NSW 2148

Bedrooms: 5

Bathrooms: 3

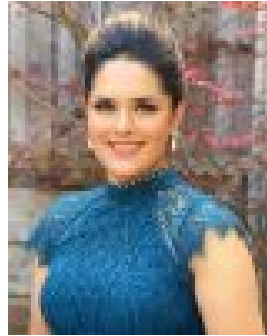
Parkings: 3

Area: 563 m2

Type: House



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\$1,200,000

This house and granny flat is a perfect dual or single income opportunity as you can lease out both properties or occupy one while leasing the other. If leasing both, potential combined rental return could be \$1,100 per week. Main house features:- Three bedrooms, master bedroom with split system air conditioning and built in robe.- Open plan kitchen with gas cooking and ample cabinet space.- Renovated bathroom with bathtub, perfect for families with young kids.- Combined living and dining area with second split system air conditioning.- Quality and shiny timber flooring adding warmth to the interior.- Internal laundry with backyard access.- Low maintenance backyard which is fully fenced and with side access.- Long driveway for parking of multiple vehicles.- Rental appraisal of \$650pw as of Feb 2024. Granny flat features:- Two generously sized bedrooms with built in robes.- Spacious open-plan kitchen and lounge/dining area.- Stylish stone countertops, gas cooking in the kitchen and stainless steel appliances.- Split system air conditioning.- Internal laundry with access to alfresco area and a separate toilet.- Tiled undercover alfresco area for outdoor entertaining and leisure.- Built in veggie patch for avid gardeners.- Currently rented for \$450pw with lease expiry Oct 24. Within close proximity to all amenities including shopping & schooling as well as a short drive to GWH, M4 & M7. Location features: School Catchment + Primary: Walters Road Public School - 600m or 8 min walk + Secondary: Evans High School - 1.3km or 3 min drive Public Transport + Nearest Bus Stop: Douglas Rd opp Tyndale Christian School - 300m or 4 min walk + Nearest Train Station: Blacktown - 3km or 6 min drive Shops: + Westpoint - 3km or 6 min drive + Blacktown MegaCentre - 5.5km or 11 min drive Medical: + Pacific Medical Centre Blacktown - 4km or 8 min drive + Blacktown Family Medical Centre - 3.3km or 7 min drive + Blacktown Hospital - 3.5km or 8 min drive Call us or come along to the next open for inspection to find out more. Disclaimer: *In light of the recent developments regarding COVID-19, we ask that if you wish to visit one of our properties that you adhere to the health guidelines issued by the NSW Government. Please remain home if you are feeling unwell, minimise contact, and maintain 1.5m physical distancing inside and outside the property. As we work through this process, we kindly ask you to be patient during an inspection and follow the advice of the agent*Disclaimer: Paras & Baz Real Estate and related entities believe that the information contained herein is gathered from sources that are deemed to be reliable. However, no representation or warranties are given, intended or implied. Any interested parties should rely on their own inquiries.