

# 278 Argyle Street, Picton, NSW 2571

## House For Sale

Thursday, 9 November 2023

278 Argyle Street, Picton, NSW 2571

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 1416 m2**

**Type: House**



Geoff Eagles

**\$829,000 - \$859,000**

Situated on an oversized residential 1416m<sup>2</sup> block, this attractive three bedroom home has plenty of potential. Internal features include cathedral ceilings throughout which gives a nice feeling of space. Timber flooring and ceiling fans also throughout. Neat kitchen and combined lounge and dining with combustion fire. Good size bathroom with large shower over bath. Spacious main and built ins to two bedrooms. Outside the home has been freshly repainted and has plenty of easy extension potential. Single carport plus oversize single garage/workshop area which opens onto covered paved pergola entertaining area. The East facing elevated back yard takes in the morning sun and supplies a nice view of the Picton hills. Nice established trees. Well worth checking out granny flat prospects with the ample side access and lot size. The home is set well back on the block, providing great potential to create plenty of off street parking. Handy location just a short stroll to town centre, schools, Wollondilly Leisure Centre, child care centres and train station. Great first home/tradie friendly property. Disclaimer: Whilst Elders Real Estate Picton has endeavoured to gather as accurate information as possible from reliable sources in relation to the above property, we recommend any interested party to rely on their own enquiries and seek independent professional advice prior to making any decision to purchase. Elders Real Estate Picton and its staff do not guarantee the accuracy of the information provided and shall not accept liability for any loss or damage arising from the reliance on information contained in this advertisement.