

# 33 Victoria Road, Punchbowl, NSW 2196



## House For Sale

Thursday, 13 June 2024

33 Victoria Road, Punchbowl, NSW 2196

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 575 m2**

**Type: House**



James Frendo

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## Contact Agent

Welcome to your new home! This elegant double brick residence, R3 ZONED and situated on a spacious 575m<sup>2</sup> block, offers the perfect blend of comfort, style, and convenience in the heart of Punchbowl. Property Features:

- 3 Bedrooms with Built-Ins: Each bedroom features built-in wardrobes and plantation shutters, offering a touch of sophistication and practicality.
- High Ceilings (2.9m): Enjoy the airy and spacious ambiance provided by high ceilings throughout the home.
- Modern Bathroom: A contemporary, well-appointed bathroom with high-quality fixtures.
- Spacious Kitchen with Gas Cooking: A large kitchen equipped with gas appliances, perfect for the home chef.
- Tiled Throughout: Easy-to-maintain tiled flooring throughout the home.
- Large Combined Lounge/Dining Area: An inviting space ideal for family gatherings and entertaining.
- Covered Tiled Alfresco: Perfect for outdoor dining and relaxation, seamlessly extending your living space.
- Covered Tiled Front Porch: A welcoming entrance that adds to the home's charm.
- Huge Laundry with Second Toilet: Conveniently spacious laundry room with an additional toilet.
- Additional Garden Shed: Extra storage for tools and outdoor equipment.
- Fully Gated Property: Enhanced security and peace of mind with a fully gated perimeter.
- Split System Air Conditioning: Efficient air conditioning for year-round comfort.
- Converted Garage and Long Driveway: Ample parking space with a converted garage and a long driveway that can accommodate multiple vehicles.

Prime Location:

- Walking Distance to Amenities: Enjoy the convenience of being close to St Jerome's Catholic School, Punchbowl Public School, Punchbowl Train Station, Punchbowl Masjid Mosque, St Saviours Anglican Church, Woolworths, and various local shops.
- Easy Access to Major Roads: A short drive to the M5 Motorway, providing quick and easy commuting options.
- Proximity to Key Institutions: Close to Punchbowl Boys High School, Bankstown Centro, and the CBD, ensuring all your needs are met.

This delightful home offers a blend of modern living with unmatched convenience, making it an ideal choice for families and professionals seeking a vibrant community atmosphere with easy access to all amenities. Contact us today to arrange a viewing and make this beautiful property your new home!