

**35 Water, Cabramatta West, NSW 2166**

**GIA**  
Realty

**Sold House**

Wednesday, 21 February 2024

35 Water, Cabramatta West, NSW 2166

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 330 m2**

**Type: House**



Mike Nguyen

**\$1,075,000**

This stunning property offers the perfect blend of comfort, convenience, and functionality. With 4 bedrooms, 3 bathrooms, and a single lockup garage, it's designed to accommodate your growing family's every need. Situated in a prime location, you'll enjoy easy access to Public Transport, Public School & Local Shops, making daily errands a breeze. Inside, the home boasts a master bedroom with ensuite, a downstairs bathroom, a spacious living area, and an open dining area - perfect for hosting gatherings with loved ones. Step outside to discover the beautiful undercover alfresco area, ideal for enjoying outdoor BBQ & entertaining all year round. Plus, with ducted air conditioning throughout, you'll stay comfortable no matter the weather. The property also features a beautifully built and generously sized backyard, providing ample space for the kids to play and for entertaining guests. Property features: \* Architecturally built & design, solid brick veneer home. \* Spacious living lounge and open dining area. \* Oversized master bedroom with walk in & built in wardrobes. \* Three other bedrooms all with built in robes, one adjoins balcony with an amazing over looking view. \* Modern kitchen with stone bench top, soft close drawers featuring stainless steel appliances. \* Three bathrooms with bath tub & free standing showers. \* Ducted air conditioning throughout the property. \* Tiles floor downstairs and timbers floor upstairs. \* Internal laundry. \* Undercover alfresco for outdoor entertaining area. \* Manicured yard & garden. Don't miss out on the opportunity to make this wonderful property your new home! Contact us today on 0401588848 (Mike - 7 days) to arrange a viewing and start living your dream lifestyle. Auction On-site on Saturday 16th March 2024 at 4:30pm (Registration 4:00pm)