

# 4 Coppabella Crescent, Bradbury, NSW 2560



## House For Sale

Saturday, 24 February 2024

4 Coppabella Crescent, Bradbury, NSW 2560

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 562 m2

Type: House



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Andrew Magalas

## Call Agent

:: Quiet location?:: Close to everything?:: Big land?:: Nothing to do?:: Network Ready home?:: Fibre to the NODE - FAST INTERNET?This property presents a unique opportunity in the family friendly suburb of Bradbury, nestled in a fantastic location, offers the best of all worlds, with endless possibilities limited only by your imagination. This beautifully presented family home, sits on a 562m<sup>2</sup> block with dual street frontage and being a flexible parcel this leaves opportunity for any future plans (STCA). Currently configured as three (3) bright and light filled bedrooms with built in wardrobes and fans to all The heart of this impressive home, is the kitchen, featuring a five burner stainless steel gas range with massive electric oven, eat-in kitchen acts as a breakfast bar and is the perfect space to start your day, with stone bench tops and dishwasher, with a pantry that is going to keep the cooks in this home very happy. The light filled open plan lounge and dining area presents like a magazine spread, adjoining to the front verandah, being a great place to watch the sunsets. The bathroom pictures do not do it justice, with freestanding bath tub, dual shower heads, modern tap ware, tiled to the ceiling, vanity and water closet. Network ready home, with RJ45 Cat 6e Cabling (in all three bedrooms, living room and Rumpus room. House is equipped with FTTN (Fibre to the Node). Phone line for NBN and data points are located in the second bedroom. Modern Internal laundry with second water closet. The covered Alfresco dining and entertainment area is the perfect canvas for summer outdoor gatherings with family and friends. Massive rumpus room, with its use only limited by your families needs or your imagination. Some of the other features here; Ducted reverse cycle air-conditioning, downlights, gas hot water, gas outlet spigot for heater, large yard,veggie patch, garden shed,double carport Too many features to list here, inspection is an absolute must. Check the advertisement for OPEN HOUSE times or Call Agnes on 0414 896 448 or Call Andrew on 0403 259 286 to arrange an inspection. \*N.B. The use of wide-angle photography has been kept to a minimum in order to keep the pictures looking like the property does in reality, where possible. Ambarvale Hotel 3.4 KmApex Petroleum 1.5 KmApex Park Mount Annan 9.6 KmBradbury Public School 1.1 KmBradbury Shopping Centre 1.6 KmBradbury Arms Hotel 1.6 KmBradbury Veterinary Hospital 1.3 KmCampbelltown Catholic Club 3.5 KmCampbelltown Mall Shopping Centre 3.3 KmEV Charging Station 3.3 KmCampbelltown Hospital 3.0 KmMacarthur Shopping Square 4.4 KmQuest Apartments Hotel 6.0 KmSt. Patrick's College 2.4 KmTAFE NSW 3.8 KmUniversity of Western Sydney 4.5 Km Disclaimer: All information contained herein is gathered from 3rd party sources that we believe to be reliable. We have no reason to doubt the accuracy of this information, however we cannot guarantee it. All interested parties should make and rely upon their own enquiries.