

44 Brooker St, Colyton, NSW 2760



House For Sale

Friday, 2 February 2024

44 Brooker St, Colyton, NSW 2760

Bedrooms: 5

Bathrooms: 3

Parkings: 1

Area: 268 m2

Type: House



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INVESTORS DELIGHT! LOW MAINTENANCE + HIGH RENTAL YIELD! Calling all Savvy investors! Are you looking for that Ideal, Low maintenance property with a high rental yield! Look no further, your quest Stops here! Property Results is proud to present 44 Brooker Street, Colyton. A brand-new Double story contemporary design home with Space, Style and Comfort where the attention is in the details. Showcasing a Brand-new Torrens title, Low Maintenance Luxury home with a Lease back Guaranteed income of approximately \$1000 per week. Cleverly designed versatile floor plan for the modern-day family with large custom design windows and doors providing an abundance of natural light and ventilation throughout. Upon entrance on the ground floor, you are welcomed by a massive foyer with high ceilings with a comfortable, well-designed staircase that leads to the second floor. Conveniently located on the ground level is a full-sized bedroom with built in wardrobe and stylish 2-way bathroom. A well-appointed modern design kitchen featuring a silhouette window, top of the line appliances, gas cooking and breakfast bar. A Palatial open plan living area with floor to ceiling windows and Sliding doors overseeing the Alfresco area perfect for entertaining family and friends and large backyard with pool potential and plenty of space for kids and pets to play. Not to mention, a stylish internal laundry with ample storage space. The upper level has the luxury of space featuring a Deluxe Master Suite with walk through wardrobe, spacious lounge area and Contempo ensuite. In addition, a second home office with 3 generous sized bedrooms all with built in wardrobes. The main bathroom has a separate bathtub with ultra-modern shower, and separate toilet for your convenience. A Dream house for any family searching a place to call home. So many benefits and features to mention. Investors Don't miss out! Book your inspection today! Opportunities such as this won't last long. Call Lua: 0481 753 411 Or Micheala: 0412 518 027 Today! Key Features:- Bedrooms 4 with BIR- Palatial private Master suite upstairs with huge walk-through robe and Deluxe ensuite- Ground Floor Bedroom with 2-way bathroom - Home Office space on both levels- State of the art kitchen featuring top of the line appliances, silhouette window, gas cooking and ample cabinetry space and breakfast bar.- Walk in Pantry - Massive open plan living and dining area.- Sliding doors leading to the undercover alfresco area perfect for entertaining.- Large backyard with space for pool and for kids and pets to play- Ducted air conditioning- Separate well sized laundry- 2.7m high ceilings downstairs- 2.4m high ceilings upstairs- Sleek tiling - Lock up garage with internal access- Abundance of local shops, schools and Transport within minutes' drive Approximate Driving Distances:- St Marys Train Station - 6 minutes- M4 Motorway - 5 minutes- Local Shops 300m away or 1 minute drive- Colyton Shopping Centre - 2.1km or 4 minutes- St Clair Shopping Centre - 2.7km or 5 minutes- St Marys Village Shopping Centre - 3.1km or 6 minutes- Mount Druitt Westfield Shopping Centre - 4.1km or 7 minutes- Penrith Westfield Shopping Centre - 9.7km or 15 minutes- Penrith Hospital - 11 minutes- Mount Druitt Hospital - 11 minutes- Bennett Road Public Primary School - 1.2km or 2-minute drive- Our lady of the Rosary Church and School - 2km or 4-minute drive- St Marys South Primary School - 2.1km or 4 minutes- Colyton High - 1.2km or 2-minute drive- St Marys Senior High School - 3.1km or 6 minutes- Mamre Anglican School Kemps Creek - 8.2km or 12 minutes Colyton is a quiet residential neighborhood in the Penrith Council area with lots of parks and local shops and schools yet close to M4/M7 and bigger shopping centers. Families young and old find it an attractive place to live in and call home. *DISCLAIMER: Property Results have obtained all information in this property from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations*