

**48 Hawkesbury Road, Springwood, NSW 2777**

**LISTER**

**House For Sale**

Thursday, 13 June 2024

48 Hawkesbury Road, Springwood, NSW 2777

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 841 m2**

**Type: House**



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## AUCTION GUIDE \$650,000

Auction Location: Springwood Sports Club Step into this charming two-bedroom cottage and feel the rush of excitement as you're greeted by high ceilings and a spacious layout that exudes an airy, welcoming atmosphere. Perfect for first-time buyers or savvy investors, this residence is brimming with promise and potential. As you enter, a hallway guides you to two cozy, carpeted bedrooms, each equipped with ceiling fans. The main bedroom offers the added luxury of a mirrored built-in robe and a split-system air conditioner. The spacious living room, complete with a second split-system air conditioner and natural gas, ensures year-round comfort. Just down the hall, you'll find the family bathroom, ready to serve all your needs. Keep exploring and you'll discover a delightful rear sunroom, seamlessly connected to the well-appointed kitchen. With electric cooking, ample storage space, and plenty of potential for renovation, this kitchen is a canvas for your culinary dreams. Imagine hosting lively gatherings in this inviting space, with views of lush gardens featuring citrus trees. Convenience is key, and this home delivers with easy access via Hawkesbury Road. A concrete driveway leads to the single garage and laundry facilities, making everyday living a breeze. Location-wise, this cottage hits the jackpot. Just a approx. 5-minute walk takes you to the Springwood Sport Club or, in the opposite direction, the Springwood Country Club, providing ample entertainment options. Surrounded by reputable schools in both Springwood and Winmalee, this home offers endless opportunities for residents of all ages.

- Two large bedrooms with ceiling fans, main with built-in robe
- Two split-system air conditioning units and natural gas
- Spacious sunroom overlooking mature gardens
- Flexibility to renovate and create your dream first home or investment property
- Easily accessible via Hawkesbury Road with a single garage at the rear

• Don't miss out on this opportunity to secure a charming cottage with endless potential in a prime location Call us today to book your viewing! Disclaimer: We have obtained all information herein from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.