

498 Hague Street, Lavington, NSW 2641



House For Sale

Saturday, 15 June 2024

498 Hague Street, Lavington, NSW 2641

Bedrooms: 6

Bathrooms: 2

Parkings: 3

Area: 1005 m2

Type: House



Bob Packer  
0412767227



Rahul Goyal  
0430014327

## AUCTION ON SITE 6th JULY 2024 AT 10:00AM

TWO FOR THE PRICE OF ONE!! Well, what can you say - apart from this is the perfect investment opportunity! Or, live in one and lease the other one, or maybe you love your in laws soooo much, they can live in the house while you live in the unit???

Located opposite the popular Lavington Primary School, and with transport available right out the front of your door, this property is unique. The original home is a classic old red brick charmer, and in great condition. Comprising three bedrooms, lounge room, kitchen - meals area, split system, plus gas heating, polished boards, brick feature walls, full bathroom, a welcoming front porch, outdoor pergola and sparkling in ground pool. Single garage and carport. The as new unit also has 3 bedrooms, massive 5 X 5.4 lounge room, with brick feature walls, split system, floor to ceilings windows, quality tiled floors, an archway into the sun drenched kitchen, that has an abundance of cupboards, and quality appliances. Enjoy the full bathroom, with separate toilet, single lock up garage, and verandah. If required, the unit also has access to the in ground pool. With an outstanding location, street appeal, brilliant presentation, outstanding rental potential, quality fixtures and fittings, you must put this on your must see list. For further information, please contact Bob Packer on 0412767227, or email [bob.packer@raywhite.com](mailto:bob.packer@raywhite.com)

For sale at auction - on site 6th July at 10.00 Rates; \$1,988.27 Water Rates \$855.00 plus consumption Anticipated combined rent \$990 per week Land size: 1005M