

5 McFarlane Avenue, Googong, NSW 2620

McNamee
total real estate

Townhouse For Sale

Wednesday, 17 April 2024

5 McFarlane Avenue, Googong, NSW 2620

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 123 m2

Type: Townhouse



Darren Bennett

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\$749,000 - \$779,000

Levies: \$1070.62 per quarter Living Size: 123m² Garage Size: 34m² Courtyards: 43m² Total Size: 200m² Potential Rent: \$680 per week

Welcome to your dream abode in the heart of our vibrant Googong community! Nestled in a brand new development, Avia, completed earlier this year, this exquisite 3-bedroom townhouse embodies modern living at its finest. Step inside to discover an open kitchen and living area, seamlessly flowing out to your private courtyard – perfect for entertaining guests or enjoying peaceful mornings. Equipped with top-of-the-line AEG appliances and ample storage, cooking becomes a joy in this culinary haven. A second living area with a study nook awaits, providing flexible space for work or relaxation with access to a secondary private courtyard. Upstairs, retreat to the master bedroom featuring a built-in robe and ensuite, while two additional bedrooms with built-in robes ensure comfort for the whole family. The convenience continues with a rumpus room upstairs and a European laundry for added functionality. Parking is a breeze with a double lockup garage in the basement. Don't miss the opportunity to call this pristine property your own – it's brand new, never been lived in, and waiting to welcome you home. Act fast and embrace a lifestyle of luxury and convenience in this unparalleled townhouse.

Features Include:- 3 living areas - Sunlit living area - Stylish practical kitchen - Optional dining room - AEG electric ceramic cooktop - AEG stainless steel electric oven - AEG stainless steel dishwasher - Tiled splashback - 20mm stone benchtops - Second living space with study nook - Rumpus space upstairs - Study space - Master bedroom with mirrored built in robe and ensuite - Two additional bedrooms with built in robes - Main bathroom with floor to ceiling tiling - European Laundry - Ducted heating and cooling - Roller blinds throughout - Double glazed windows and sliding doors - Instantaneous electric hot water system - LED downlights throughout - Easy care vinyl timber flooring - Two courtyards - 3 Toilets - Double lockup garage with remote door - Electric remote controlled roller door - Own street access - Development completed in 2024 - Short walk to upcoming Googong Shopping Precinct - Short walk to schools

Excellent opportunity to walk into a brand new completed property. Agent Interest Contact Darren Bennett on 0418 633 806 d.bennett@mcnamee.com.au

Disclaimer: All purchasers must rely on their own enquiries, as the vendors or their respective agents do not make any warranty as to the accuracy of the information provided above and do not or will not accept any liability for any errors, misstatements or discrepancies in that information. We have diligently and conscientiously undertaken to ensure it is as current and as accurate as possible.