

**557A Cabramatta Road West, Cabramatta West,
NSW 2166**



House For Sale

Monday, 6 November 2023

557A Cabramatta Road West, Cabramatta West, NSW 2166

Bedrooms: 6

Bathrooms: 3

Parkings: 4

Area: 735 m2

Type: House



Mathew Bell
0409241419

Auction - Price Guide \$840,000 - \$925,000

This home is going to be ideal for a big family looking to break into the real estate market. Featuring four good sized bedrooms, two bathrooms, a brand-new kitchen, two carports and a two bedroom sleepout, ideal for your in-laws or teenaged kids. All within a few minutes' drive to Cabramatta, multiple schools and shops. . Two king sized master bedroom with split system a/c and mirrored built in robes . Two more bedrooms, all with built in robes . First bathroom includes full height tiles, a shower, vanity and toilet . Second bathroom has full height tiles, a spa bath and vanity . A brand new, designer kitchen featuring a 4 burner gas cooktop, ducted rangehood, 20mm stone benchtops, soft close draws and plenty of cupboard space . Loungeroom with split system air conditioner and combustion fireplace . Dining room with door to pergola . Internal laundry with toilet . Pergola with timber floors overlooks grassed backyard . 735.5m² block of land . Two bedroom sleepout at the rear, one with a built in robe, separately metered, with kitchenette and full height tiled bathroom with connections for washing machine and dryer . Two carports comfortably fit two cars each . Storage shed at the rear with shelving and overhead storage space plus colorbond garden shed at the back of main house . Extras include floating floors and downlights throughout the house, alarm, security cameras, garden shed and more . Potential rental return of \$720 - \$750 per week . Only a 5 minute drive to Cabramatta, Bonnyrigg & Canley Heights . 2 minutes to Mounties . 1 minute walk to bus stop running to Cabramatta and Liverpool and Hong Meat Supermarket . Auction on Tuesday 5th December 2023 at 6:00pm at Smithfield RSL.