

57A & 57B Charlotte Road, Rooty Hill, NSW 2766



House For Sale

Thursday, 13 June 2024

57A & 57B Charlotte Road, Rooty Hill, NSW 2766

Bedrooms: 6

Bathrooms: 4

Parkings: 2

Area: 628 m2

Type: House



Meshel Bahnam
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AUCTION | Duplex Dual Income

Meshel Bahnam & Laura Comber from Ray White Diamantidis Group is proud to present 57A & 57B Charlotte Road Rooty Hill! This is truly a very unique find! To be sold as one property this massive, magnificent full duplex is perfect for two families, the multigenerational family, or as a dual income investment property for the astute investor. WHAT WE LIKE ABOUT THIS PROPERTY - Both sides boast extra large floor plans - Three large bedrooms all with built-in robes - Master bedrooms have ensuites - beautifully updated - Large separate lounge/living room - Massive family/dining room with air conditioning - Renovated stunning extra large kitchens with plenty of bench and cupboard space + gas cooking! - Large main 3 - way bathrooms - Lock up garage with internal access + off street parking- Al-fresco entertainment area - Private backyards - Total land size approx. 628m² - Close proximity to schools, shops and public transport 57A - Expired lease - currently paying \$540 per week - Current market potential approx \$600 per week return 57B - Expired lease - currently paying \$540 per week - Current market potential approx \$600 per week return All this is located only approx 1.4km to Rooty Hill train station and easy access to the Great Western Highway, M4 & M7. For further information or to arrange a private inspection, please contact Meshel Bahnam 0478 664 123 Disclaimer: The above information has been gathered from sources that we believe are reliable. However, we cannot guarantee the accuracy of this information and nor do we accept responsibility for its accuracy. Any interested parties should rely on their own enquiries and judgment to determine the accuracy of this information for their own purposes. Images are for illustrative and design purposes only and do not represent the final product or finishes.