

**593 Great Western Highway, Greystanes, NSW 2145**



**Sold House**

Tuesday, 15 August 2023

593 Great Western Highway, Greystanes, NSW 2145

**Bedrooms: 7**

**Bathrooms: 4**

**Parkings: 6**

**Area: 746 m2**

**Type: House**

**\$1,325,000**

Welcome to 593 Great Western Highway, Greystanes - a truly exceptional property, proudly presented by the renowned award-winning agent, Vedant Agrawal, and the esteemed team at TAG RE. Step into a world of elegance and sophistication as you explore this captivating residence, featuring an exquisite 7-bedroom dwelling that offers limitless possibilities. This remarkable home is tailor-made for large families seeking abundant space and discerning investors looking to capitalise on multiple income streams in a thriving and promising location. **KEY FEATURES WHICH SET THIS PROPERTY APART:**

- A solid double brick construction spanning a built-up area of over 200 square meters.
- A substantial 746 square meter block with an impressive 27-meter frontage, presenting the potential for expansion or Subdivision (STCA). This flexibility opens doors to enhanced rental income and development opportunities (STCA).
- Conveniently located a mere 10-15 minute drive from Parramatta Station, Westfield Shopping Centre, and Westmead Hospital.
- Seven well-appointed bedrooms spread across both levels, offering unparalleled versatility.
- Four thoughtfully designed bathrooms that prioritise convenience and privacy.
- Well-equipped kitchens boasting gas and electric cooking options, ample cupboard space, tiled splash-backs, and modern appliances, creating a functional and inviting space.
- Expansive living and dining areas that provide ample room for relaxation and entertaining, catering perfectly to families.
- Projected rental potential of \$1500 per week, ensuring an attractive investment proposition.
- Generous double garage along with 4 additional parking spots, ensuring parking is always hassle-free.

**UPSTAIRS LIVING:**

- Discover three meticulously designed bedrooms, each offering optimal comfort.
- Indulge in the allure of a beautifully crafted U-shaped kitchen.
- Enjoy the warmth of natural sunlight on the front-facing balcony.
- Access a well-appointed common bathroom for utmost convenience.
- Unwind in the spacious living area, the heart of the home, perfect for family gatherings.
- Experience the luxury of an entire upper level dedicated to privacy and exclusivity.
- Brand new Hybrid flooring throughout the property adds to the modern charm.

**GROUND LEVEL COMFORT LIVING:**

- Experience luxury in the master bedroom, complete with an ensuite for your personal haven.
- Two elegantly designed bedrooms cater to your comfort and style.
- Two well-designed bathrooms, including an ensuite and a common bathroom with integrated laundry facilities, offer practicality and elegance.
- A stylish L-shaped kitchen adds flair to the ground level.
- Spacious open plan living and dining area, designed for seamless entertaining.
- Two distinct living areas cater to the diverse lifestyle preferences of families and investors.
- Brand new Hybrid flooring contributes to the property's appeal.

**CHILDREN/GUEST RETREAT LIVING:**

- Cozy living arrangement with two bedrooms and a meticulously maintained bathroom.
- Spacious clothing cabinet for organised storage.
- Practical integration of laundry facilities into the bathroom design.
- Continuation of brand-new Hybrid flooring throughout the property.

Perfectly positioned for easy access to the M4, nearby schools, and shopping centres, this residence also boasts a picturesque location across from Pendle Hill and Wentworthville. The convenience of Pendle Hill train station, just a brief 5-minute drive or 1.5 km away, makes commuting a breeze. Set on a generous 746-square-meter golden pocket, this opportunity is not to be overlooked. Don't miss your chance to own this outstanding property. Contact Vedant Agrawal at 0490 173 525 to arrange a private viewing or to learn more about this remarkable offering.

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