

6 Harcourt Avenue, East Hills, NSW 2213

House For Sale

Monday, 6 November 2023

6 Harcourt Avenue, East Hills, NSW 2213

Bedrooms: 3

Bathrooms: 1

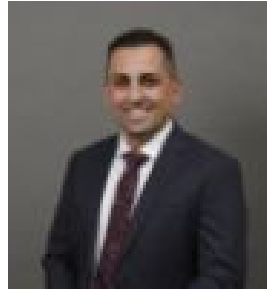
Parkings: 3

Area: 550 m2

Type: House



Zeth Grant
0416179782



Zoran Cvetkovski
0411304466

AUCTION | 9/12/23 @ 12.30 PM

John B Grant Real Estate, Chester Hill is proud to take 6 Harcourt Avenue, East Hills to the marketplace. Nestled in the heart of East Hills, this light and airy 3-bedroom gem is a dream come true. Perfectly designed for comfortable living, this home boasts a spacious lounge room with a split system air conditioning for year-round comfort. The gas kitchen with the meals area is an entertainer's delight, and the full bathroom offers convenience and style. Enjoy the convenience of an internal laundry with a second toilet, perfect for busy households. Revel in the beauty of the timber floors that run throughout the house, creating a warm and inviting atmosphere. Need a space to work or bask in the sunlight? You'll love the sunroom or study area, perfect for unwinding or focusing on your tasks. Recently painted with dual Holland blinds, this home is ready for you to move in and add your personal touch. Step outside onto the fantastic covered entertainment deck, ideal for hosting gatherings or simply enjoying the fresh air. Worried about parking? Don't be! This property includes a tandem carport, lock-up garage, and a separate workshop or storage space, providing ample room for all your storage needs. Convenience is key, and this property is a few moments away from the East Hills train station, making commuting a breeze. Take a leisurely stroll to the Georges River and nearby parklands for a tranquil escape from the hustle and bustle. Don't miss the chance to make this house your home sweet home. Contact us now to schedule a viewing!

Zoned R2 Low Density Residential
Built-in 1950's approximately
Council Rates \$491.00 per quarter approximately
Water Rates \$386.29 per quarter approximately
Potential rental return \$39,000 PA approximately

Terms of the Auction

- 10% deposit
- 42 Settlement period
- All offers must be made in writing
- Any changes to the contract of sale must be received prior to the Auction day
- This property will be SOLD via Auction

Open house Saturday 12:00 - 12:30 pm or by private appointment
The Auction will be held on-site at 12.30 pm Saturday 9th December 2023