

# 6 Woodburn Court, Glenbrook, NSW 2773

CHAPMAN

## House For Sale

Friday, 12 April 2024

6 Woodburn Court, Glenbrook, NSW 2773

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 880 m2

Type: House



Glen Power  
0413330949

**\$1,550,000 - \$1,600,000**

LOCATION - Perfectly positioned at the end of the cul-de-sac, a short 550m (approx.) stroll to the Glenbrook village with its array of shops, cafes, restaurants, cinema, parks, tennis courts, schools and rail, local Bowling club and Knapsack Reserve with its magnificent walking trails & Sydney lookouts. Walk to the pub, lagoon, aquatic centre, bus and church, and with quick and easy access to the M4 motorway, its ultra-convenient locale will appeal to all. STYLE - High set, single level, renovated brick and tile home with garage underneath, proudly resting on a manicured 880.5 sqm block, offering private outdoor entertaining and effortless, family friendly living. LAYOUT - 3 separate living rooms including lounge, rumpus and formal dining, casual dining/sitting off the open plan kitchen which flows onto the outdoor entertaining, 4 large bedrooms all with built-in-robies, primary with modern ensuite, modern 3 way family bathroom, large internal laundry with external access, 2 renovated bathrooms overall. FEATURES - Gorgeous modern kitchen with stone benches with breakfast seating, quality S/S appliances with natural gas cooktop and Methvan tapware, reverse cycle zoned air conditioning, 2 gas log fireplaces and ceiling fans to primary bedroom and alfresco for year round comfort, instant gas hot water, 1.5kW solar panels, polished timber floors, French door, bay window, plantation shutters, LED lights, wall hung bathroom vanities, ensuite with dual basin stone top and heated floors. Enjoy the bushy outlook from the front veranda or entertain family and friends out the back in the private and generous covered alfresco area with bench seating and dining, overlooking the large in-ground saltwater pool and flat & fully fenced grassy yard with established gardens, irrigation system, 2 water tanks and a garden shed. Large electric lock up garage currently housing 3 cars plus workbench (9.1m approx. deep on one side), storage room and additional under home storage complete this beautiful family picture. Disclaimer: All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy & interested persons should rely on their own inquiries. Disclaimer: All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own inquiries.