

# 7 Ambler Close, Emu Heights, NSW 2750



## Sold House

Thursday, 29 February 2024

7 Ambler Close, Emu Heights, NSW 2750

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 4**

**Area: 561 m2**

**Type: House**



Paige Oliver  
0477511118

**\$970,000**

Paige Oliver from Ray White Nepean Group is proud to present this 4 bedroom property in the heart of Emu Heights! Located in a quiet cul-de-sac, this single level residence is nicely situated on a leafy 561sqm block and is minutes from local schools, shops and public transport. This is the perfect family home or investment opportunity. Features: • Light filled living room offers a split system air conditioner and gas fire place. • Updated kitchen features a dishwasher, ample storage space and gas cooking. • Main bedroom with a mirrored built in wardrobe, a split system air conditioner and ensuite style access to bathroom. • Three additional good sized bedrooms with built in wardrobes. • Beautifully renovated 3-way bathroom features a separate toilet, shower, free standing bathtub and double vanity. • Second living area at the rear of the home with additional split system air conditioner. • A large undercover alfresco space with in-built BBQ area. • Convenience meets practicality with a double lock up garage, a double carport and large driveway and rear drive thru access. • Extra features include external automatic roller window shutters, 24 panel 6.2kw solar system, alarm system, 2 large storage sheds, brand new flooring throughout, brand new painting throughout. Location Benefits: • 170m walk to the nearest bus stop • 1km walk to Clissold Park • 2min drive to Emu Heights Public School • 5min drive to Regatta Park, River Road • 4.6km drive to Penrith Westfield & Train Station • 5km drive to Panthers Rugby Leagues Club • 5.2km drive to Nepean Village • 25min drive to Badgerys Creek Airport You don't want to miss out on this perfect opportunity in one of Emu Heights most sought after locations! Contact Paige Oliver on 0477 511 118 to arrange your very own private viewing today!