

**70 Clifford Street, Panania, NSW 2213**



**House For Sale**

Tuesday, 16 January 2024

70 Clifford Street, Panania, NSW 2213

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 3**

**Type: House**



Michael Viglianti  
0285259999



Russell Williams  
0285259999

**Price on request**

Flowing over a versatile single level layout, this expansive home promises modern living and future duplex potential (638sqm) in a highly coveted area (STCA). It's a walk to schools, Panania Station, shops and cafés, with Georges River National Park close by.- Open living/dining zone with fireplace plus separate sunroom- Covered entertaining area and sizeable yard with lush trees- Skylit central kitchen has gas cooktop and modern appliances- Four bedrooms, three with built ins, one versatile as study/home office- Self-contained one bedroom granny flat with modern kitchen- Stylish rain shower bathroom showcases custom dual vanity- Heated flooring, heated towel rail, digital opening skylight- High ceilings, hardwood doors, timber floors, additional w/c- Ducted reverse cycle air conditioning, 9.6kW solar panels- Storage shed, approved plans to update side driveway parking