

**8/176-178 Station Street, Wentworthville, NSW  
2145**



**Apartment For Sale**

Sunday, 26 May 2024

8/176-178 Station Street, Wentworthville, NSW 2145

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Tanmay Goswami  
0447270063

## AUCTION !

Discover modern comfort and convenience in this charming first-floor unit nestled in Wentworthville's bustling heart opposite Wentworthville Public School. Step inside to find an inviting lounge and dining area with fresh paint and new timber flooring, complete with a split system air conditioner for year-round comfort. With two cozy bedrooms boasting built-in wardrobes, a stylish kitchen featuring gas cooking and ample cupboard space, and a well-appointed bathroom with bathtub and a separate internal laundry including a dryer and a second toilet that has the potential for a shower, this unit offers both functionality and style. Step out onto the sunny balcony, equipped with security grills and flyscreen doors, perfect for enjoying the outdoors in peace. Complete with a lock-up garage, this unit is a true gem in an ideal location, offering easy access to amenities and public transport. Key Features: + Spacious lounge area with split system air conditioner and Separate dining area + Two cozy bedrooms with built-in wardrobes + Stylish kitchen with gas cooking and ample cupboard space + Well-appointed bathroom with bathtub and new vanity + Separate laundry with dryer and 2nd toilet (with potential to add shower) + Sunny balcony with security grills and flyscreen doors + Lock-up garage with selves for added convenience + Fresh paint and new timber flooring + Intercom and security camera for added security and communication + Rental Potential - \$580 - \$600 per week Location Advantages: + 200m to Wentworthville Public School + 250m to Little Koala Kindergarten + 450m to Garfield Childcare Centre + 300m to Wentworthville Shopping Plaza + 500m to Wentworthville Medical and Dental Centre + 800m to Wentworthville Station Dont miss out this great opportunity and call Tanmay Goswami today on 0422 987 784 too register your interest. Disclaimer: All information contained here is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy. We do not accept any responsibility for its accuracy. Any interested parties should rely on their own enquiries.