

8/42 Blenheim Avenue, Rooty Hill, NSW 2766



Townhouse For Sale

Monday, 18 March 2024

8/42 Blenheim Avenue, Rooty Hill, NSW 2766

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Townhouse



Meshel Bahnam
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JUST LISTED | PRIME LOCATION

Meshel Bahnam of Ray White Diamantidis Group Rooty Hill is proud to present to the market 8/42 Blenheim Avenue, Rooty Hill. The property consists of three bedrooms, main bathroom, internal laundry, en-suite to the master bedroom with a single lock up garage.. Outdoor pergola area is perfect to entertain. This townhouse is suitable for first home buyers, or investors keen to secure a perfect home in the heart of Rooty Hill being only a walking distance to all local amenities. THESE WE LOVE ABOUT THIS PROPERTY:- 3 spacious bedrooms- Master bedroom with en-suite and walk-in robe - Separate lounge and dining area- Huge kitchen with ample cupboard space- Dishwasher and Gas cook top- Upstairs shared bathroom- Third toilet downstairs- Outdoor pergola entertainment area- Single lock up garage- Ducted air-conditioning - Down lights throughout - Floating floor boards throughout - Solar Panels (7.6KW)Buyer notes:- Council rate approx: \$365 Per quarter- Lease potential approx: \$600 - \$650 Per week- Strata rate approx. \$400 Per quarterSOME LOCAL AMENITIES:- Nearest bus stop approx. 150m- Rooty Hill Masjid approx. 170m- Mount Druitt Hospital approx. 400m- Mount Druitt Westfield approx. 1km- Kimberley Park approx. 650m- Rooty Hill North shopping district approx. 1.5km- Rooty Hill Train Station approx. 1.5km For further information on this property please contact Meshel Bahnam on 0478 664 123.Don't miss out on all new listings advertised first on social media! @meshelbahnam on INSTAGRAM!Disclaimer: The above information has been gathered from sources that we believe are reliable. However, we cannot guarantee the accuracy of this information and nor do we accept responsibility for its accuracy. Any interested parties should rely on their own enquiries and judgment to determine the accuracy of this information for their own purposes. Images are for illustrative and design purposes only and do not represent the final product or finishes.