

**8 White Avenue, Singleton, NSW 2330**



**House For Sale**

Thursday, 15 February 2024

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**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 734 m2**

**Type: House**



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## Expression of Interest

This three bedroom property provides potential for additional rental income or flexible living arrangements with a detached, fully furnished granny flat. It is suitable for both investors or those looking for a comfortable family home. Located in a great Singleton Heights location it provides easy access to the New England Highway and is only a short drive to the Heights Shopping Centre, Club, Primary School and Preschool. \* Well equipped kitchen with ample storage, large stainless steel oven with five burner electric cooktop and dishwasher\* The dining area is adjacent to the kitchen and has split system air conditioning\* Separate lounge room also with split system air conditioning \* The additional sunroom would make for a great kids area or study\* Three bedrooms all with floor to ceiling built in robes, built in dressing table/study nook, split system air conditioning and ceiling fans\* Bathroom has bathtub and separate toilet \* Internal laundry off kitchen with plenty of built in storage \* Beautiful floorboards throughout the home\* Fully enclosed alfresco provides even more living space and opens to the low maintenance backyard \* A detached granny flat that is separately metered provides a fantastic investment opportunity or space for extended/large families. The granny flat features a kitchenette, living/dining area, bedroom, bathroom/laundry and access to a private deck and separate yard with entertaining area

Rent Potential - Main Residence: \$580 - \$600per week  
Rent Potential - Granny Flat - \$450 per week