

85 Sawsedge Avenue, Denham Court, NSW 2565



Sold House

Thursday, 1 February 2024

85 Sawsedge Avenue, Denham Court, NSW 2565

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 331 m2

Type: House



Saurabh Robin Kalra
0283157789

Contact agent

There's modern style, natural light and quality throughout this well-designed three-bedroom home, delivering low-maintenance lifestyle excellence in Denham Court's premium Willowdale Estate neighbourhood. This single-level residence effortlessly delivers a lifestyle of utmost privacy and provides the ideal place to escape to your own little slice of heaven perfectly positioned directly opposite acres of nature reserve and within an easy commute to a range of local amenities. It makes a superb property ideal for first-time family buyers, investors or a low-care scale down opportunity, and is handy to both Denham Court Public School and the Goodstart Early Learning Childcare Centre, as well as a choice of nearby parks, and less than five minutes by car to Willowdale Shopping Village. Property features:- Currently tenanted with the lease due to end in January 2024- A well-designed layout with an airy and open planned living space- Crisp modern interiors feature easy-care tiled flooring throughout- A seamless level flow to a large sheltered patio for entertaining - Three double-sized bedrooms include two with built-in wardrobes- The master bedroom includes a designer ensuite and walk-in robe- A high-quality kitchen fitted with an island bench and gas fittings- An excellent investment, currently earning \$640 per week in rent- Ducted air-conditioning, alarm system and double lock-up garage- The tenants are happy to stay on, or can vacate in January 2024 Location: - 1-minute walk to buses going to Leppington train station- 8-minute walk (600m) to Needlebush Avenue Playground- 3-minute drive (1.3km) to Denham Court Public School- 3-minute drive (1.3km) to Goodstart Early Learning Willowdale- 4-minute drive (2km) to Willowdale Shopping Centre- Quick and easy access to both the M5 and M7- 20-minute drive (15.2km) to Campbelltown- 22-minute drive (14.5km) to Liverpool- Close to the future Western Sydney airport Disclaimer: All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy, and interested persons should rely on their own enquiries. Images & Furnishing are for illustrative purposes only and do not represent the final product or finishes. For inclusions refer to the inclusions in the contract of sale. Areas are approximate. All parties are advised to seek full independent legal and professional advice and investigations prior to any action or decision.