

9/31-33 Doodson Avenue, Lidcombe, NSW 2141



Unit For Sale

Saturday, 20 January 2024

9/31-33 Doodson Avenue, Lidcombe, NSW 2141

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Unit



Ryan KIM

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\$800K TO \$850K | FULL BRICK

Solid full brick renovated 3 bedroom unit with lock up garage. 5-minute walk to Lidcombe Train Station. Large internal 116sqm space. **PROPERTY HIGHLIGHTS:**+ 5 minutes walk (500m) to Lidcombe train station+ Walking distance to schools (Lidcombe public school, St Joachim's Primary School, Korean language school), University of Sydney (Cumberland Campus) & TAFE NSW+ Easy access to M4, Lidcombe Shopping Center, Costco, Flemington Markets & Olympic Park+ Quiet and secure first-floor unit in a small block of 15 units+ Sunny East-South aspect (corner position) & natural ventilation+ Spacious, modern interior with floorboards installed throughout+ Large renovated kitchen with stainless steel appliances, gas cooktop and Miele dishwasher+ 3 Generous bedrooms with built-ins+ Huge, sun-drenched master bedroom with light-filled sun-room/study & balcony+ Large modern bathroom & en-suite to master bedroom+ Designer, energy efficient, LED light fittings installed+ Two private light-filled balconies+ Separate large internal laundry+ Secure lock-up garage+ NBN ready / intercom Approx. Outgoings: strata-\$718/q | council-\$346/q | water-\$180/q Total floor=133sqm (internal+balconies=116sqm, lockup garage=17sqm) Contact Ryan 0405 604 261 for all inquiries. The information contained on this advertisement is believed to be reliable and while every effort has been made to ensure that the information is accurate, One Realty Lidcombe Pty Ltd disclaims any implied warranty or representation about its accuracy, completeness, or appropriateness for any particular purpose.