

# 9 Brushbox Place, Bradbury, NSW 2560

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Real Estate

## House For Sale

Monday, 22 April 2024

9 Brushbox Place, Bradbury, NSW 2560

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 283 m2

Type: House



Bernard Menassa

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## Contact Agent

Tucked away into a private cul-de-sac pocket of Bradbury, surrounded by local parks and reserves and comfortably close to the newly refurbished 'The Bradbury' hotel, Bradbury Public School, the Aquatic Centre and Macarthur Square, 9 Brushbox Place is perfectly situated for the young or growing family. This excellent home offers a fantastic opportunity for any first-home buyer or astute investor, as it can be really brought to life with just a face lift and a few easy renovations. Otherwise, it is ready to move right in, and even boasts a number of feature upgrades to get you going. The property presents neatly towards a quiet cul-de-sac, and appreciates an impressive four-car parking space with a carport garage and drive-through access to the backyard. Once inside, you'll be impressed by the spacious and light-filled nature of the ground level living room, made even better by the accompanying fireplace and indoor/outdoor flow through to the excellent timber-decked entertaining area. The adjacent kitchen also boasts brand new appliances and plenty of cabinetry. Upstairs, the three bedrooms are well sized, with a particularly spacious master, and feature brand new ceiling fans as well. Bright, comfortable, and well-equipped for an exciting renovation, 9 Brushbox Place represents a thrilling chance for the right family or investor to make some magic happen. This perfectly placed home is ready and waiting the right person, so just give McLaren Real Estate a call ASAP before the opportunity passes you by. Features include:

- Land size – 282 square metres
- Quiet cul-de-sac in an extremely convenient location – close to 'The Bradbury' hotel and Bradbury Public School, Macarthur Square and Macarthur Station, the local aquatic centre and a range of parks and reserves, and a whole lot more
- A true renovator's delight, in need of a face lift but with solid bones to develop from
- A range of features to get you started: brand new kitchen appliances, ceiling fans, NBN to the property, and solar hot water
- Excellent timber-decked entertaining area with heating bar looks out over a tidy, easily managed backyard
- Four car parking spaces with carport garage, drive through access to backyard
- Fireplace to downstairs living area

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.