

# 9 LANGLEY STREET, Merriwa, NSW 2329

## House For Sale

Friday, 1 December 2023

9 LANGLEY STREET, Merriwa, NSW 2329

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 1373 m2**

**Type: House**



Megan Moore  
0400653446



Roger Moore  
0427153446

**\$445,000**

From the time you walk through the gate you can see this is a well loved property, offering great views to the Liverpool Ranges. The home in Langley Street sits on a lovely corner block of 1373m<sup>2</sup>, with extensive, established gardens. A sunny centrally located kitchen opens onto the living areas, the home has high ceilings and generous spaces throughout. There are 3 bedrooms, 2 with built in wardrobes. Comfort is guaranteed in every season as the property has split system air conditioning, ceiling fans and a slow combustion fire. The bathroom has been renovated and is very practical. Outside you will find extensive shedding, carport, outdoor entertaining area as well as a fernery and water storage tanks. The gardens are bright and welcoming, phone Megan to book your inspection of this great all-round property on 0400 653 446.