

# 97 Nuwarra Road, Moorebank, NSW 2170

## House For Sale

Tuesday, 14 November 2023

97 Nuwarra Road, Moorebank, NSW 2170

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 7**

**Area: 670 m2**

**Type: House**



Ammar El Ayoubi

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## **By Negotiation**

Presenting a spacious and versatile floorplan with this conveniently located house for sale in the heart of Moorebank. Situated on a 670.3 sqm block with appealing R4 zoning, this property offers great potential for future development, subject to council approval (s.t.c.a). A Few Inviting Features:- Open-plan living & dining upon entry- Spacious family room filled with sunlight- Lovely kitchen with stone bench tops- Breakfast bar & ample storage space- 4 bedrooms, master with split system a/c- Well-kept bathroom with floor-to-ceiling tiles- External laundry with additional 2nd toilet- Great backyard with undercover patio- Single lock-up garage plus double carport- Loads of off-street parking on the driveway- Total land size approx. 670.3 sqm- Great frontage of approx 20.20m- R4 High Density Residential Zoning Situated only a 5-minute walk from Nuwarra Public School, and Moorebank Shopping Village, and within easy reach of all local amenities including the under-construction Georges Cove Marina, Newbridge Heights Public School, Moorebank High School, parklands, public transport, and the M5 Motorway. Disclaimer: The above information is accurate to the best of our knowledge; however, we advise that all interested parties make their own enquiries as we will not be held responsible for any variation that may apply to this information.