

**16 Sandringham Avenue, Cambridge Park, NSW,  
2747**



**House For Sale**

Friday, 16 August 2024

16 Sandringham Avenue, Cambridge Park, NSW, 2747

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## WHAT AN INVESTMENT

### Main Dwelling:

- 3 bedrooms all with ceiling fans
- Open lounge & dining (combined) + split system a/c + wood fire place
- Good size kitchen + electrical appliances + ample storage
- Bathroom with separate shower & bath (new shower screen) + separate toilet
- Polished timber floorboards + freshly painted throughout
- External laundry + 2nd toilet + undercover rear patio
- Side access + undercover parking + landscaped gardens (front and rear)

### Teenage retreat:

- 1 bedroom with split system a/c
- Kitchenette (no cooking appliances)
- Bathroom + laundry + living area
- Single lock-up garage + garden shed storage

Located in an ultra-convenient position, with close proximity to parklands, Kingswood railway station, location shops and high and junior schools, is this fabulous opportunity to secure a property with loads of potential. Features include freshly painted throughout, polished timber flooring, split system air conditioning x 2, side access, undercover parking plus single garage, undercover patio front and rear, separate teenage retreat and so much more.

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