

# 17 Alexander Street, Dundas Valley, NSW, 2117



## House For Sale

Monday, 5 August 2024

17 Alexander Street, Dundas Valley, NSW, 2117

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Micheal Green

0298078899

### **3 Bedroom Brick House ! Plus Office/Workshop ! Land 611 sqm !**

Welcome to this charming home set on high side of the street, a generous 611sqm block, ready for you to move in or rent out while planning your future duplex development (STCA).

As you step inside, you'll be greeted by a sunlit living area featuring polished timber floorboards throughout. The spacious modern kitchen offers ample storage, and the family dining area seamlessly flows into the outdoor alfresco entertaining area - Perfect spot for BBQs and gatherings with family and friends overlooks the well-maintained lawns and gardens, providing a peaceful retreat.

The home boasts three well-appointed bedrooms, offering comfort and privacy for all family members. Additionally, a unique separate office/workshop provides versatility for work or hobbies.

Enjoy the superb location of this property, just a stroll away from public transport, local cafes, a large selection of schools, various shopping centres, and peaceful parks like Dundas Park and Sir Thomas Mitchell Reserve. Positioned for convenience, it offers an easy drive to Carlingford, Eastwood, West Ryde, and Parramatta, granting access to a wide range of amenities, ensuring everything you need is within easy reach.

- Spacious 3 bedrooms with updated tiled bathroom.
- Timber floorboards throughout.
- Sunlit family living and dining area flows onto large alfresco dining.
- Large modern kitchen with induction cooktop and oven.
- Separate workshop/office area with bathroom.
- Possible duplex development (STCA)
- Close to transport, parks and local schools
- A fabulous family home in a highly sought after location
- Land size: 611 sqm with 16m frontage (approx.)