

36 George Street, Kingswood, NSW, 2747



House For Sale

Friday, 16 August 2024

36 George Street, Kingswood, NSW, 2747

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House



Nigel Lock

0247246600

DEVELOPMENT SITE IDEALLY SITUATED ON A 923 SQM / R3 ZONE

We are delighted to showcase 36 George Street, Kingswood, presented by Sukhwinder Singh of Starr Partners. This perfectly located 3-bedroom brick home sits on a 923sqm parcel of land and is zoned R3 (Medium Density), offering a wealth of possibilities!

Perfectly situated, the residence is within easy reach of all local conveniences, mere minutes from the Nepean Hospital precinct, Kingswood Train Station, Western Sydney University, shopping areas, restaurants, cafes, schools, and much more!

HIGHLIGHTS OF THIS PROPERTY:

- Three generously sized bedrooms with built-in wardrobes
- A bright and sunny kitchen with plenty of storage
- A contemporary bathroom
- A separate living and dining area, plus a family room at the back
- Dive into summer with an in-ground swimming pool
- Exquisitely landscaped gardens featuring a garden shed
- A covered area for entertaining
- A single garage plus a double carport
- Long-standing tenants willing to remain!

For more details, please reach out to Sukhwinder Singh at 0416 439 554.

Rental Return: \$580 per week

Outgoings:

Council Rate: \$544 approx. per quarter

Water Rate: \$173 approx. per quarter

****TO VIEW THIS PROPERTY, PLEASE CLICK THE 'EMAIL AGENT' OR 'BOOK INSPECTION' BUTTON AND SUBMIT YOUR ENQUIRY
WE WILL RESPOND WITH AVAILABLE INSPECTION TIMES. PLEASE ENSURE YOU REGISTER TO INSPECT THIS PROPERTY****

"We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations."