

**37 Sydney Street, North Strathfield, NSW 2137**



**House For Sale**

Tuesday, 25 June 2024

37 Sydney Street, North Strathfield, NSW 2137

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 2**

**Area: 489 m2**

**Type: House**



Norman So  
0283226900



Simon So  
0283226900

## **Forthcoming Auction**

Presenting an exceptional opportunity to acquire two distinct residences on a single block, this lucrative dual-home property features separate meters for water, gas, and electricity. Perfectly versatile and ideal for accommodating two families, each residence boasts an open-plan lounge/dining area, a well-appointed kitchen and three bedrooms. Bathed in day-round sunshine from its desirable north-to-rear aspect, the property is just 750m from North Strathfield Station, major supermarkets and the Bakehouse Quarter. - North-to-rear facing block with two homes, distinct meters for water, gas, electricity- Residence A offers a single lock-up garage, internal laundry and under-stair storage- Dual-function living/dining area seamlessly extends to a low-maintenance backyard- Stone kitchen is equipped with stainless steel appliances, a dishwasher and storage- Three good-sized bedrooms, two of the bedrooms are fitted with built-in wardrobes- Skylit bathroom with sloped ceilings with exposed brick, two additional guest w/c's- Residence B reveals an identical three-bedroom layout with open lounge and dining- Additional double carport and off-street parking, both properties feature solar panels- Exceptional opportunity to secure a high-growth investment in an area of demand- 11-minute walk from Allen Street Reserve, gymnasiums and a diverse array of dining- R3 zoning with a frontage of 16.45sqm on Carrington Lane & 17.8sqm on Sydney St