

38 & 38A Ashby Avenue, Yagoona, NSW 2199



House For Sale

Wednesday, 19 June 2024

38 & 38A Ashby Avenue, Yagoona, NSW 2199

Bedrooms: 5

Bathrooms: 2

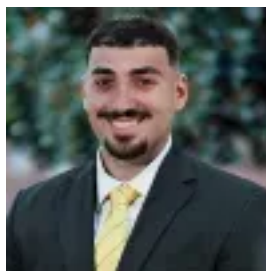
Parkings: 1

Area: 543 m2

Type: House



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AUCTION

Located in a quiet position just 9 minutes walk to Yagoona Station, shops and good schools, this stylishly renovated home with Council Approved granny flat is a great investment. The main house offers three bedrooms, two with built-ins, a generous sized lounge and separate dining area, and a poly kitchen with caesar stone benchtops and stainless steel appliances. The bathroom is modern and has a shower, bath tub and toilet, plus there is a second toilet in the internal laundry. It has beautiful polished timber floors throughout, split system air conditioning and a private undercover entertaining area in the backyard attached to the garage. You can park two more vehicles in the driveway. The granny flat has been fully approved in 2016 and is of brick veneer construction. It has been fenced off from the main home to ensure privacy for both dwellings. It is accessed down the left-hand side of the main house. The granny flat offers two big bedrooms with built-ins, a beautiful poly kitchen with stainless steel appliances including dishwasher, a modern bathroom with toilet and shower, plus a spacious open plan lounge and dining area. The granny flat has its own small yard front and back and a nice private undercover entertaining area perfect for parties. The total land is 543.8m² with a 12.19m frontage. Dual rental potential of \$1300 per week is easily achievable. Don't miss out on this rare opportunity to buy a quality home with a separate brick veneer secondary dwelling that you could rent out, or have your family independently live in. Inspection by appointment is welcome.