

41 Lough Avenue, Guildford, NSW 2161



House For Sale

Wednesday, 3 July 2024

41 Lough Avenue, Guildford, NSW 2161

Bedrooms: 3

Bathrooms: 2

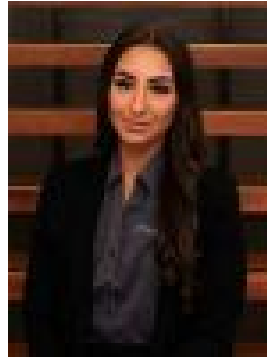
Parkings: 3

Area: 739 m2

Type: House



Daniel Starr
0297606666



Gemma Stojanovic
0297606666

AUCTION

Set on a large and elevated block with fabulous district views from the big alfresco deck at the rear, here is a wonderful home or potential development site in a great location. The property has a wide frontage of 16.30 metres which supports dual driveways and two separate carports with loads of off-street parking available. The existing home showcases a funky art deco design with an air-conditioned lounge, a stylish eat-in kitchen with plenty of cupboard space, large bathroom, plus built-in robe and ceiling fan in the master bedroom. The big yard includes a large already plumbed workshop which is connected to the garage which is ideal for the home handyman. This ample property presents perfectly for potential duplex construction subject to council approval situated in a no through, resident only street, with easy access to Granville South Creative and Performing Arts High School, Woodville Golf Club, Guildford Shopping, and the Parramatta CBD via Woodville Road. * 739.8 sqm land size with wide 16.30 metre street frontage* 3-bedroom stand-alone home* Generous kitchen with separate lounge and dining* Lock-up garage, dual carports plus driveway parking* Walk to school, transport and golf course* Council: \$381pq | Water: \$193.33pqDISCLAIMER: All information contained herein is gathered from sources we believe to be reliable, however, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.