

**8 Lumeah Avenue, Punchbowl, NSW 2196**



**House For Sale**

Wednesday, 10 July 2024

8 Lumeah Avenue, Punchbowl, NSW 2196

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Area: 620 m2**

**Type: House**



Chicky Fonseca

0484225737

## **Auction**

Beautifully positioned, this 4-bedroom brick veneer home offers easy access to Punchbowl, Roselands, and Riverwood. Bathed in natural sunlight and featuring elegant timber floorboards throughout, this residence is perfect for growing families seeking comfort and convenience. With great potential to explore future opportunities (S.T.C.A), this property presents a versatile canvas. Some Key Features include: - Four spacious bedrooms for ample accommodation- Abundant natural light enhances the inviting atmosphere- Generously sized laundry with a second toilet- Spacious open-plan living and dining area- Expansive entertainer's deck with views overlooking the massive backyard, perfect for hosting or unwinding in your private oasis- Easy access to Punchbowl, Walking distance to recently updated Roselands, and Riverwood, with entryways to the M5 Motorway opening up Sydney- Close proximity to schools, parks, shops, and public transport- Convenient lifestyle with amenities at your doorstep- Land size approx 619sqm, R3 Medium Density zoning Don't miss out on this rare opportunity to secure a family-friendly home in a sought-after location. Contact John Yatman on 0423 344 868 or Chicky Fonseka on 0484 225 737 Disclaimer: All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy; we do not accept any responsibility for its accuracy and do no more than pass it on. Any interested persons should rely on their own inquiries.