

9 Bosnjak Ave, Edensor Park, NSW, 2176

Raine&Horne.

House For Sale

Wednesday, 14 August 2024

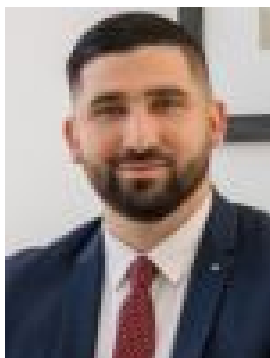
9 Bosnjak Ave, Edensor Park, NSW, 2176

Bedrooms: 9

Bathrooms: 5

Parkings: 3

Type: House



Aldo Ianni
0433644566



Sam Ruisi
0297251445

1043m2: Extra Large Family Home + 3 Bedroom Granny-Flat

WANTED: large or extended families! This supersized residence PLUS three-bedroom granny flat on a fenced 1043m2 block at the end of a well-located cul-de-sac offers masses of living space for everyone from the youngest member of the family to the oldest.

It also offers an opportunity for income stream via renting out granny flat and/or a portion of the main residence; they say big is beautiful and it is, but big also offers wonderful versatility and usage options that may change and evolve over time to adapt your circumstances, life is a moving feast, and in this property it's more like a banquet!

Summary of features:

- Main residence: 6 bedrooms, 4 bedrooms, 2 kitchens, 4 living areas
- Large sash picture windows at front as well as attractive bay window
- Two separate entries to ground floor, good storage incl: under-stair
- Floating timber floors plus easy-care tiles, cosy fireplace plus A/C units
- North facing rear alfresco patio, double carport with gated side access
- Granny flat: 3 bedrooms, one bathroom, kitchen, living, and porch
- Raked timber lined ceilings in living/dining with A/C and fireplace
- 2 x lock-up garden sheds, one for main home, one for granny flat
- Charming gazebo in backyard, perfect for coffee or wine o'clock
- Solar panels on both residences save plenty of \$\$\$ on energy bills
- Potential to update/renovate either or both dwellings to value-add
- Both dwellings are fully self-contained for intergenerational living
- Private fenced north-facing backyard, plenty of room for a pool
- Short walk to shops, bus, medical, schools, childcare, sports/leisure
- Quick easy access to major arterial roads providing connectivity
- Fabulous family-friendly location offering exceptional convenience

This is a seriously big property on a quarter-acre block; there's a plethora of options and opportunities in for the new owners to capitalise on; look not a what is just there now but what it could be and how it could be utilised to benefit you!

Disclaimer: The above information has been provided to us from the vendor. We cannot guarantee the accuracy of this information and as such the information provided is not a representation by us as to the accuracy of the statement. You should rely on your own enquiries and judgment to determine the accuracy of this information to satisfy yourself of the true position. Images are for illustrative purposes only and do not represent the final product or finishes or scale.