

# 98 Riverstone Parade, Riverstone, NSW 2765

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## House For Sale

Tuesday, 5 March 2024

98 Riverstone Parade, Riverstone, NSW 2765

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Mario Valensise  
0408203512



Tracey Paterson  
0434107950

## Price Guide - \$940,000

This light and bright family home is tastefully renovated and ideally positioned in an ultra-convenient location. The home is perfect for those seeking a comfortable, low-maintenance lifestyle full of convenience at your doorstep. Currently rented for \$550 per week. Features you will love:

- Oversized front lounge room with split system air conditioner
- Modern kitchen boasts stone benchtops, electric cooking, and generous cupboard space
- Dining area off kitchen with timber flooring & access through to the rear yard
- Three carpeted bedrooms, master suite with mirror built-in robes
- Updated family bathroom with separate toilet
- Spacious low-maintenance backyard, perfect for family entertaining

Location Highlights:

- Close vicinity to Riverstone Public, Riverstone High & Norwest Christian College
- Easy access to Riverstone, Schofields, Marsden Park & Rouse Hill Town Centre shopping precincts
- Moments away from Motorways, public transport, local recreational parks and sporting fields
- Walking distance (750 m) to Riverstone Train Station

Development potential: NSW Governments proposed changes to the planning system outlined in The Explanation of Intended Effect: Changes to create low-and mid-rise housing. The site benefits from proximity to the train station. Subject to implementation and approvals.\*\*\* Please note we are also selling the adjoining property at 12 Bouke Street, Riverstone if you are interested in buying both blocks.(1,480 m<sup>2</sup>) 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 enquiries