

1/36-38 Manchester Street, Merrylands, NSW 2160



Townhouse For Sale

Wednesday, 3 July 2024

1/36-38 Manchester Street, Merrylands, NSW 2160

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Townhouse



Seema Joshi



Yogesh Shrestha
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Just Listed | Contact Agents

Team Seema & Yogesh welcome you to this charming 2-bedroom, 1-bathroom townhouse located at 1/36-38 Manchester Street, Merrylands. Situated on a prime location in Merrylands, this property offers plenty of room to move and grow. This two level townhouse is in an absolute prime location and within walking distance to Stockland Mall, Merrylands train station and restaurants. This well-maintained home features a garage space for one vehicle. The property is perfect for first home buyers, downsizers, or investors looking for a solid investment opportunity. Conveniently located close to schools, shops, and public transport, this property offers a comfortable and convenient lifestyle for its new owners. Features: • 2 bedrooms upstairs with built in wardrobes • Large modern kitchen flowing into a open plan living area overlooking a maintenance free sundrenched courtyard • Modern bathroom with a corner spa bath • split system A/C • Internal laundry with a 2nd Toilet • Remote lock up garage • Timbered floor upstairs & Tiled floor downstairs Don't miss out on the opportunity to make this property your own. Contact us today for more information and to arrange a viewing. Rental Estimate: \$550-\$600 per week (approx) Strata levies: \$642 per quarter (approx) Water rates (Fixed Charges) : \$180 per quarter (approx) Council rates: \$346 per quarter Disclaimer: All information in this advertisement was gathered from sources deemed reliable, however Multi Dynamic Rouse Hill or any staff related to the advertised property cannot guarantee the accuracy of this information and nor do we accept responsibility of this information. The picture advertised is for reference only. The actual product may vary. For further clarification, please make your own enquiries!