

**1/207 Willarong Road, Caringbah, NSW, 2229**

**Villa For Sale**

Tuesday, 10 September 2024

1/207 Willarong Road, Caringbah, NSW, 2229

**Bedrooms: 2**

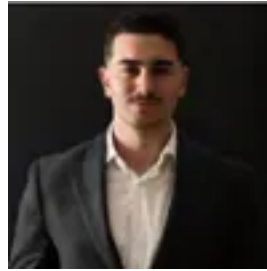
**Bathrooms: 1**

**Parkings: 1**

**Type: Villa**



Christopher Igoe  
0283206666



Daniel Barnett

## Duplex Style Single Level Living

This duplex style ground floor residence combines practical living with an ideal location. Presenting a large, updated kitchen, a spacious bright living room with sliding door access to a private patio and two generously sized bedrooms. Perfectly situated 200m from Caringbah Shopping Village and 700m from Caringbah Train Station.

- Small well maintained private complex with only two duplex apartments and manicured gardens surrounding the property
- Updated kitchen with new oven and dishwasher as well as ample storage and bench space
- Recently updated kitchen featuring a new oven, dishwasher, and ample storage space
- Substantial sized bedrooms whilst the master bedroom presents a built in wardrobe
- The bathroom presents a large over-sized shower as well as a separate w/c
- Single lock up garage with internal access
- Additional features includes internal laundry, disability accessible, 'mudroom' entry area and linen press storage
- Local School Catchment includes Laguna Street Public School (550m) and Endeavour Sports High School (2km)
- Located 60m from local bus stop, 200m from Caringbah Shopping village, 700m from Caringbah Train Station and 2.2km from Westfield Miranda

Council Rates: \$ approx.

Water Rates: \$172.79 pq approx.

For all your home loan needs, please give the team at The Finance Co. Group a call on 02 8004 5020 or visit [www.thefinanceco.group](http://www.thefinanceco.group)

Disclaimer: The above information is accurate to the best of our knowledge; however, we advise that all interested parties make their own enquiries as we will not be held responsible for any variation that may apply to this information. All distances, sizes and measurements are approximates only.