

**23/201 Oxford Rd, Ingleburn, NSW, 2565**

STONE

**Villa For Sale**

Tuesday, 6 August 2024

23/201 Oxford Rd, Ingleburn, NSW, 2565

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Villa**



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## Perfect blend of comfort and convenience

Now this is the home you're looking for! Ideal for those looking to enter the market, invest, or downsize. With a combination of comfort and convenience, this home is sure to impress.

The property has been freshly painted and features an abundance of lighting. Both bedrooms are well-proportioned and offer built-in robes. The garage is fitted with an automatic garage door, adding convenience to your daily life. All this while staying comfortable year-round with split system air conditioning.

Relax and entertain in the private courtyard, and appreciate the privacy with only one adjoining neighbour plus street frontage.

Walking distance to Ingleburn shopping village, train station, and schools, plus direct access to the motorway. Convenience is at your doorstep!

### Key Features:

- > Front facing
- > Floating floors
- > Freshly painted
- > Private courtyard
- > New oyster lights
- > Split system air conditioning

### Approximate nearby locations:

- > 1.1 km Ingleburn High School
- > 1.4 km Ingleburn RSL Club
- > 1.8 km Ingleburn Station
- > 1.9 km Ingleburn Village Shopping Centre

NOTE: In preparing this, we have used reasonable endeavours to provide information that is true, however it is provided on the basis that readers will be responsible for making their own assessment of the information and are advised to verify all relevant representations, statements and information. All photographs and images are representative only, for marketing purposes.