

**4/11 Park Street, Ingleburn, NSW, 2565**

**Raine&Horne**  
Ingleburn

**Villa For Sale**

Thursday, 29 August 2024

4/11 Park Street, Ingleburn, NSW, 2565

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Villa**



Farha Diba

## GREAT VILLA IN THE HEART OF INGLEBURN

Farha Diba, owner and director of Raine & Horne Ingleburn, is proud to present this charming 2-bedroom house perfect for first home buyers or investors. This well-maintained property features a good size, paved and low maintenance backyard and front yard, perfect for entertaining or relaxing in the sunshine.

The house boasts a great bathroom, a single garage, and a functional floor plan. The property is conveniently located in a quiet neighborhood, close to local amenities, schools, and public transport.

2 BED || 1 BATH || 1 CAR

### PROPERTY FEATURES

- \* 2 good size bedrooms, both with built-ins
- \* Open plan living, dining and kitchen, adorned by lots of natural light
- \* Timber polish flooring throughout and shutters
- \* Good-sized kitchen and gas cooking
- \* Family bathroom with bath and shower
- \* Internal laundry
- \* Linen storage
- \* Single lock-up garage and space for one more car on the driveway
- \* Split system Air-Conditioning
- \* New hot water system under warranty for 7 years
- \* Low maintenance, fully paved front yard and back yard, fully fenced for privacy

### LOCATION FEATURES

- \* 5 min drive to Ingleburn High School
- \* 1 min drive to Ingleburn Station
- \* 1 min drive to Ingleburn Village shopping Centre and shops
- \* 2 min drive to Ingleburn Public School
- \* 3 min drive to Ingleburn RSL Club
- \* 2 min drive to Sackville Street Public School

Contact Farha Diba on 0405 436 393 to inspect the property today. This opportunity is not to be missed!

DISCLAIMER: Every precaution has been taken to establish accuracy of this information but does not constitute any representation by the vendor or agent. Prospective purchasers are urged to rely on their own enquiries.