

**9/152 Culloden Road, Marsfield, NSW 2122**



**Villa For Sale**

Wednesday, 26 June 2024

9/152 Culloden Road, Marsfield, NSW 2122

**Bedrooms: 3**

**Bathrooms: 2**

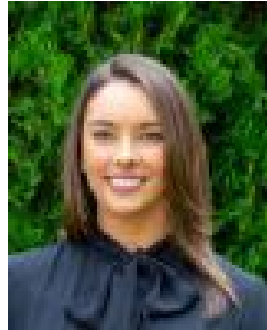
**Parkings: 2**

**Area: 155 m2**

**Type: Villa**



Allison Mifsud  
0405138408



Danielle Jenkins  
0459341200

## **Auction 20/07/24 On Site**

A unique villa home that offers the best of low maintenance living while still enjoying the outdoors and taking advantage of the outdoor entertaining courtyard and surrounds.\* Privately set villa with paved outdoor entertaining\* Spacious lounge/dining with a/c opens to front courtyard\* Neat kitchen with dishwasher, internal laundry\* 3 bedrooms, main including BIR & ensuite\* Main bathroom with tub & shower, tandem lock up garage\* Walk to cafe's restaurants, parks & Macquarie Uni\* Easy access to Macquarie Shopping Centre, Bus stop outside complex\* Catchment for Eastwood Heights, Epping Boys, Cheltenham Girls & Ryde Secondary CollegeApprox. Sizes - Total: 189sqm, Internal (inlc. courtyard): 156sqm, Parking: 33sqmApprox. Outgoings -Strata: \$1,000pq, Council: \$349pq, Water: \$171.41pq