

## Punchbowl, 31 Noble Avenue

### Immaculate Three Bedroom Home

Located in one of the BEST streets of Punchbowl boasting an impressive single level layout with a single car garage on ground level this newly renovated three bedroom property is a home of style, space & quality.

With a perfect balance of privacy & family functionality this property is located moments to Punchbowl's local cafes, speciality schools and local shopping centre- Centro Bankstown, this home is more than meets the eye.

Positioned in the heart of Punchbowl, this pristine family home features:

- Three spacious bedrooms with built-ins
- Sun drenched open plan living and dining flows seamlessly to the Kitchen Area
- Well-appointed gourmet kitchen with 40mm Caesarstone waterfall benchtop, island breakfast bar, modern stainless steel appliances including a dishwasher and gas cooking.
- Impressive Sunroom closed in with Crimsafe aluminium shades perfect for entertainers



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

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**For Lease**  
Please Call

**View**  
[ljhooker.com.au/SR6F8E](http://ljhooker.com.au/SR6F8E)

**Contact**  
**Tiffany Acevski**  
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**LJ Hooker Bankstown**  
**(02) 9708 2244**



- including an outdoor kitchen and Striling bar fridge
- Spacious main bathroom with freestanding shower
  - Single electric lock up garage with button to open up garage from inside the home
  - Ducted air conditioning throughout
  - External laundry with additional bathroom
  - Good Side Yard
  - Conveniently located in the heart of Punchbowl close to Greenacre, being just minutes to shops, parks, transport and a selection of highly sought public and private schools.

For more information contact Tiffany on 0452 350 340.

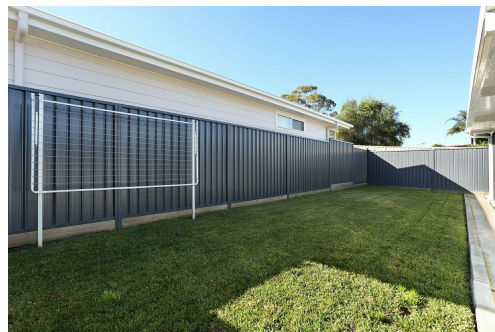
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## More About this Property

Property ID	SR6F8E
Property Type	House
Including	Air Conditioning Ducted Cooling Ducted Heating Dishwasher Outdoor Entertaining Floorboards Built-in-Robes Secure Parking Fully Fenced Remote Garage

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