



28a Toggerai Street, Appin

Under Offer!




This is a rare opportunity to secure a substantial, feature-packed family home on an expansive block, delivering the perfect balance of lifestyle, space and everyday practicality.

Privately positioned on a generous 1,174m²; battle-axe block, this impressive residence offers peace and privacy with the convenience of its own private driveway — creating a secure, quiet retreat away from the street.

Designed with growing families in mind, the home showcases expansive open plan living and multiple oversized living areas, giving everyone room to relax, entertain or unwind. Large bedrooms throughout ensure comfort for every family member, while the spacious outdoor entertaining area makes hosting gatherings effortless.

PROPERTY FEATURES AND BENEFITS:

- Generous master suite with ensuite, two separate wardrobes, and a custom vanity bench built into the larger wardrobe.
- Large bedrooms throughout.
- Multiple expansive living zones.
- Recently built alfresco area, seamless indoor-outdoor lifestyle, perfect for entertaining year-round.

5  2  4 

FOR SALE

\$1,305,000

AGENTS

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AGENCY

LJ Hooker Picton

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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.

 **LJ Hooker**

- Butler's pantry with space for second fridge/freezer.
- Floorboards throughout main living areas with carpet in bedrooms.
- Spacious laundry with outdoor access & separate powder room.
- Solar power system, energy efficiency and reduced electricity costs.
- Natural gas connection, reliable and cost-effective cooking and heating options.
- Extra storage cupboards in garage.
- Side access to rear yard to the shed and or future additions.
- 2-car shed, single carport & additional concrete parking slab.

Enjoy the tranquillity of a semi-rural setting while staying close to everything you need. Just minutes from the local public school, Appin Hotel, chemists… and daily essentials. The stunning beaches of Thirroul are only 17 minutes away, with the freeway 15 minutes from home for easy commuting, also located a short drive to the major Macarthur shopping and restaurant precincts.

DISCLAIMER: All information contained herein is true and correct to the best of our knowledge, however we encourage all interested parties to carry out their own enquiries and seek legal advice.

MORE DETAILS

Property ID	4JGHV8
Property Type	House
Land Area	1174 m2
Including	Ensuite
	Ducted Cooling
	Ducted Heating
	Toilets (1)
	Alarm
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Solar Panels

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