






8/94 The Avenue, Bankstown

3  2  1 

Freestanding House-Style Villa | Quiet & Private Setting | 374sqm Total Area

FOR SALE
For Sale \$1,020,000

AGENTS
Gizele Asfour
0403 052 793
Gizele.BL@ljhooker.com.au

AGENCY
LJ Hooker Bankstown
(02) 9708 2244

Located in one of Bankstown's most sought-after tree-lined streets, this beautifully appointed freestanding 3-bedroom villa offers the space and feel of a house. Set at the peaceful rear of a well-maintained block of just eight, it presents a rare opportunity for owner-occupiers or savvy investors alike.

Just moments from Condell Park Shopping Village, schools, transport, and local amenities, and only a short drive to Bankstown and Yagoona Train Stations, this spacious villa features:

- Three bedrooms, two with built-in wardrobes; main with ensuite
- Open plan living and dining area for easy entertaining
- Modern kitchen with gas cooking and ample storage
- Floating floorboards throughout
- Split-system air conditioning for year-round comfort
- Stylish downlights enhancing the contemporary interior
- Large main bathroom and internal laundry
- Expansive private back yard
- Total area: 374sqm (approx.)
- Current strata levy is \$800.00 per quarter (approx.)

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**

Perfectly suited for owner occupiers, investors or those looking for a low-maintenance lifestyle with house-like proportions in a tranquil setting.

DISCLAIMER: While LJ Hooker Bankstown Liverpool have taken all care in preparing this information and used their best endeavours to ensure that the information contained is true and accurate, we accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. LJ Hooker Bankstown Liverpool urges prospective purchasers to make their own inquiries to verify the information contained herein.

MORE DETAILS

Property ID	10U8F8E
Property Type	Villa
Land Area	374 m2
Including	Ensuite
	Air Conditioning
	Built-in-Robes

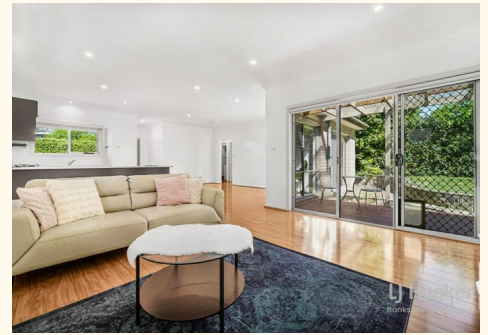
Gizele Asfour 0403 052 793

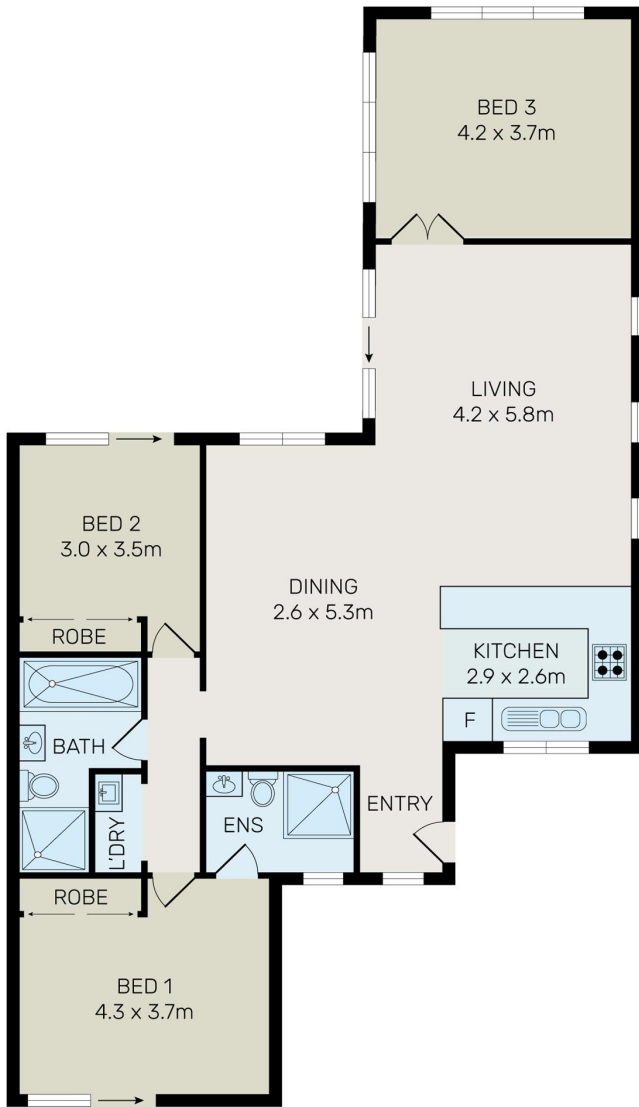
Licensed Real Estate Agent | Gizele.BL@ljhooker.com.au

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FLOOR PLAN



All information contained herein is gathered from all sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.



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