



102 Clarke Street, Bass Hill

## Solid & Spacious in a Family-Friendly Location

Positioned on the highly sought-after side of Bass Hill, this property offers an outstanding opportunity for downsizers, first-home buyers, growing families and investors. Spanning three generous levels with full brick construction and concrete slabs, this substantial home combines solid construction, versatile living spaces, and excellent potential to make it your own.

Offering three well-sized bedrooms with the flexibility of a potential fourth bedroom, the home features open-plan living and dining, an enclosed alfresco/rumpus room, private courtyard and an impressive three-car basement-style garage. With multiple living areas, two balconies, secure side access and plenty of natural light throughout, the property delivers the space and versatility to accommodate a growing family.

### Property Features:

- Three generous bedrooms with built-in wardrobes, master with ensuite and balcony
- Potential fourth bedroom, home office or additional living area downstairs
- Full brick construction with concrete slab across three spacious

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 SALE

For Sale: \$1,200,000

### VIEW

Sat 10th Oct @ 2:00PM - 2:30PM

### AGENTS

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### AGENCY

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levels

- Open-plan living and dining with high ceilings and abundant natural light
- Enclosed alfresco/rumpus room flowing to a private courtyard
- Three-car basement-style garage with additional storage
- Two-and-a-half bathrooms plus large walk-in laundry
- Two balconies and secure side access
- Split-system air conditioning to alfresco/rumpus area
- Excellent opportunity for families, first-home buyers and investors

Enjoying a convenient position on the Georges Hall side of Bass Hill, the property is set within an established, family-friendly pocket close to local parks, schools, shopping and transport. Neville Reserve is just moments away, with Bass Hill Public School approximately 700m from the property and Bass Hill Plaza also within easy reach. Convenient access to the Hume Highway and Henry Lawson Drive provides excellent connectivity towards Bankstown, Liverpool, Parramatta and surrounding suburbs.

**DISCLAIMER:** In accordance with the vendor's instructions, only enquiries that include the enquirer's full name, contact telephone number and valid email address will be responded to. The agent and vendor reserve the right not to respond to incomplete or anonymous enquiries.

**DISCLAIMER:** While LJ Hooker Bankstown Liverpool has taken all reasonable care in preparing this information and endeavored to ensure its accuracy, we accept no responsibility and disclaim all liability for any errors, inaccuracies, or misstatements contained herein. Prospective purchasers are advised to make their own independent enquiries to verify the information provided.

## MORE DETAILS

|               |                     |
|---------------|---------------------|
| Property ID   | XTJ0W               |
| Property Type | DuplexSemi-detached |
| Land Area     | 283.1 m2            |
| Including     | Air Conditioning    |
|               | Ducted Cooling      |
|               | Ducted Heating      |
|               | Alarm               |
|               | Courtyard           |
|               | Balcony             |
|               | Dishwasher          |
|               | Built-in-Robes      |
|               | Secure Parking      |
|               | Fully Fenced        |
|               | Remote Garage       |
|               | Pet Friendly        |

**Chedi Chidiac 0431 154 586**

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