






5/28 Statham Street, Belfield

Beautifully Appointed Villa in Well-Maintained Boutique Complex of Six!

Set within a well-maintained boutique complex of six in a peaceful community-oriented cul-de-sac, this beautifully appointed villa combines space, modern style and lifestyle appeal in an unbeatable Belfield address. Cleverly designed to allow effortless cross-ventilation and bathed in northern light, it reveals an impressive family-focused layout with fresh and airy interiors enhanced by soaring ceilings and Cypress Pine polished timber floorboards evoking a wonderful sense of comfort and wellbeing. It features expansive open plan living and dining zones plus a well-equipped stone kitchen with an electric cooktop, a Bosch oven and dishwasher, while interiors flow effortlessly to a superb undercover alfresco entertainment setting and a picturesque sun washed courtyard amid beautifully manicured gardens. Accommodation comprises three well-proportioned bedrooms, all of which are appointed with built-in wardrobes, while there are two stylishly finished bathrooms including the master ensuite. Complete with internal access to a lock-up garage and an adjoining laundry with direct outdoor access, this solid full brick residence is located within a stroll of Rudd Park and Harcourt Public School, while minutes to Belfield Shopping village, Campsie's

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AUCTION

Sat 11th Jul @ 12:45PM

VIEW

Sat 20th Jun @ 12:15PM - 12:45PM

AGENTS

Peter Kassas
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AGENCY

LJ Hooker Campsie
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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

vibrant hub, and the station.

- Cleverly designed and enjoying effortless cross-ventilation
- Wonderfully spacious layout with expansive living/dining
- Desirable northerly aspect allows abundant natural light
- Undercover alfresco entertaining and picturesque courtyard
- Modern kitchen with stone benchtops, electric cooktop
- Bosch oven, dishwasher, abundant cupboard storage
- Well-proportioned bedrooms w/ ceiling fans and BIR's
- Master with modern ensuite, split cycle a/c in living area
- Stylish quality tiled bathroom with bath & rainwater shower
- Beautifully manicured gardens, only common wall in garage
- Cypress Pine hardwood timber floorboards, soaring ceilings
- LUG w/ storage, internal laundry with direct outdoor access
- Boutique complex of six in quiet yet connected cul-de-sac
- Walk to Harcourt Public School, and Rudd Park, cafes
- Minutes to Belfield Shopping village, Campsie's vibrant hub

Property Size: Total 172sqm approx.

Strata Levies: \$698.00 per quarter approx.

Council Rates: \$429.00 per quarter approx.

Water Rates: \$211.00 per quarter approx.

Inspect: Saturdays 12:15pm - 12:45pm or By Appointment

Auction: Onsite Saturday 11/07/26 at 12:45pm

Details: Peter Kassas - 0404 003 320

Francois Vassiliades - 0400 131 415

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MORE DETAILS

Property ID	MNHF8V
Property Type	Villa
Land Area	172 m2

Peter Kassas 0404 003 320

Sales Executive | peter@ljhcampsie.com.au

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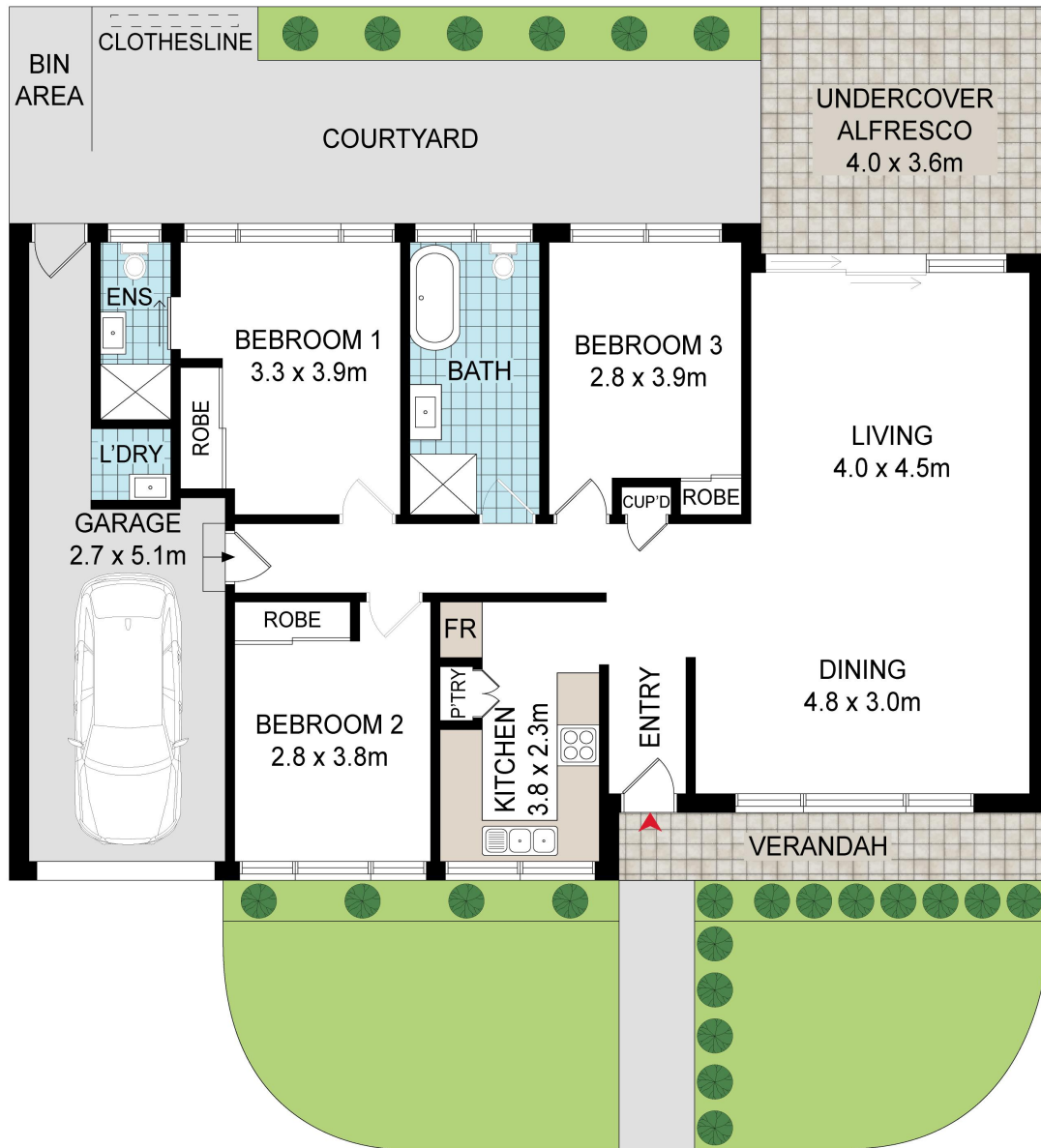
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5/28 STATHAM STREET, BELFIELD

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