



37 Wyperfeld Place, Bow Bowling

OPEN HOME CANCELLED PROPERTY UNDER CONTRACT

4 BEDROOM FAMILY HOME AT AN AFFORDABLE PRICE

- 4 bedrooms with built in wardrobe to the main and carpet flooring to all for added warmth and comfort
- The heart of the home lies in its open plan layout, seamlessly connecting the lounge, dining and kitchen
- The kitchen is equipped with a gas cooktop, and is neatly tucked away and ideally positioned
- All year round comfort is ensured by the split system air conditioning, adjust the climate to your liking
- The bathroom features a practical layout with a separate toilet, ideal for busy mornings
- Step outside through the sliding glass door to a generous undercover entertaining area
- The single lock up garage with internal access ensures convenience and secure parking for your vehicle

Nestled in the serene and popular suburb of Bow Bowling, this neat and tidy 4 bedroom home offers buyers an affordable entry into the

4 1 1

FOR SALE

Please Call

AGENTS

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AGENCY

LJ Hooker St Andrews

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Interested parties must rely solely on their own enquiries.

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market. As you step through the welcoming entrance you will appreciate the functional open plan layout that makes the most of every square metre, creating a warm and inviting atmosphere. It would suit investors, first home buyers and anyone looking for a home that represents value for money.

Features include

- 4 bedrooms with built in wardrobe to the main and carpet flooring to all for added warmth and comfort
- The heart of the home lies in its open plan layout, seamlessly connecting the lounge and dining to the kitchen and outdoor entertainment area
- The kitchen is equipped with a gas cooktop, and is neatly tucked away but ideally positioned to serve both indoor and outdoor spaces
- All year round comfort is ensured by the split system air conditioning, allowing you to adjust the climate to your liking with ease
- The bathroom features a practical layout with a separate toilet, ideal for busy households and morning routines
- Step outside through the sliding glass door to a generous undercover entertaining area, the perfect setting for weekend BBQs, kids playtime, or simply relaxing with a morning coffee while soaking up the fresh air and sunshine
- The single lock up garage with internal access ensures convenience, security, and ease of unloading groceries or getting the kids in and out

Positioned in a convenient location, the property is located approximately

- 1.1km from St Andrews Shops, Schools, and Medical Centre, making daily errands, school runs, and healthcare needs quick and stress free
- 2.6km to Minto railway station, so whether you're commuting for work or study, reliable public transport is close at hand
- The nearby entry and exit ramps to the M5 motorway ensure seamless travel whether you're heading to work or escaping for a weekend getaway

Whether you're looking to raise a family, invest wisely or secure your first property, this home delivers the perfect mix of lifestyle, location and value

MORE DETAILS

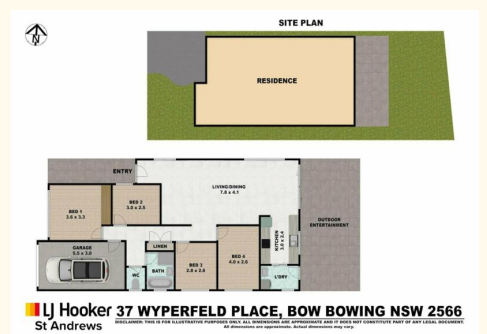
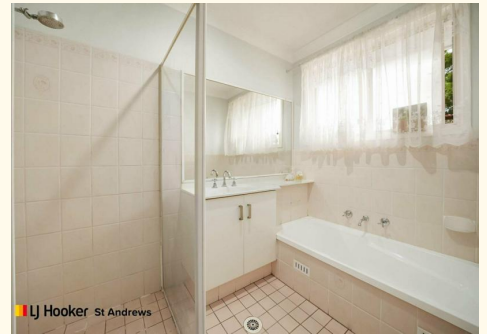
Property ID	Q29H9H
Property Type	House
Land Area	384.6 m2
Including	Air Conditioning
	Toilets (1)
	Outdoor Entertaining
	Built-in-Robes
	Fully Fenced

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