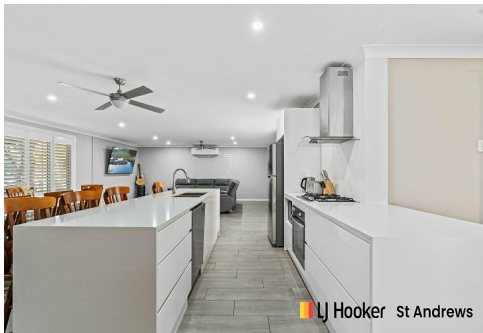





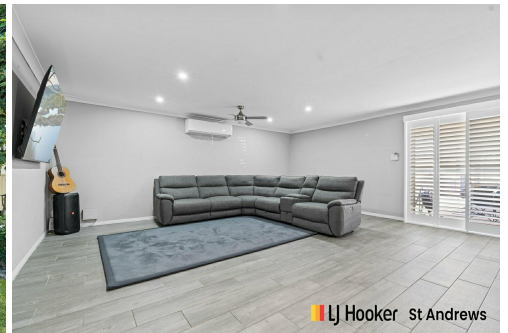
 **LJ Hooker** St Andrews




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Bradbury, 14 McLaughlin Circuit

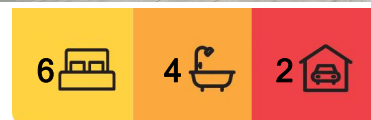
MODERN 4 BEDROOM HOME PLUS 2 BEDROOM GRANNY FLAT

This unique and rare opportunity presents itself to invest in a great property, which is centrally located close to Campbelltown's main amenities.

On offer is a 4 bedroom family home plus a detached 2 bedroom granny flat, with unique features that make it a stand out property, compared to anything else on the market. The main home is currently leased for \$800 per week giving you the possibility of gaining an instant return on your investment.

Main home consists of

- Four bedrooms accompanied with built in wardrobes and ceiling fans to all
- As you enter be welcomed by the open plan design which is not only spacious in size, but also integrates living and dining into one attractive and practical space
- The beautifully renovated kitchen sits centrally located, giving easy access to the dining



For Sale
\$1,200,000 - \$1,300,000

View
By Appointment

Contact
Danny Lo Castro
0410 457 933
dlocastro.standrews@ljhooker.com.au
Valeria Medina-Prenol
0450 325 660
vmedina.standrews@ljhooker.com.au

LJ Hooker St Andrews
(02) 9820 1500

Disclaimer: 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.

and lounge areas. Equipped with gas cooktop, stainless steel dishwasher and stone benchtop

- The main bathroom is neatly tucked away but offering great serviceability to all bedrooms and living areas
- The internal laundry offers the convenience of a 2nd shower and toilet
- The open space outside bedrooms 3 and 4, is suited for the kids to set up their gaming or computer area
- The home is fully tiled and is finished off with plantation shutters throughout
- With split system air conditioning, keep the home at a comfortable temperature all year round
- Beyond the essentials, this home also offers a roof solar panel system which is a great step toward sustainable living
- Covered rear entertainment area a place to unwind whilst grabbing a drink or sipping your favourite coffee
- Double carport helps protect the cars from the elements of the weather
- The landscaped gardens not only give the home a lovely serene outlook, but also shade the home in the summer months

Granny flat includes

- 2 bedrooms each bedroom offers brand new built in wardrobes, an ensuite bathroom to each room as well as security door access to the outdoor entertainment zone
- Open plan living and dining set off kitchen
- Lovely kitchen with cooktop over oven design and dishwasher
- Split system air conditioning for all year round comfort
- The raked style ceiling gives character and charm
- Freshly painted and brand new flooring throughout
- Covered entertaining area perfect for quiet get togethers
- Low maintenance yard with garden area

Located approximately

- 550 metres from St Patricks College
- 1.9km from Campbelltown Public School
- 2.1km from Campbelltown CBD
- 2.7km from Campbelltown Train Station
- 3.7km from Campbelltown Public Hospital
- 4.2km from Macarthur Square shopping centre

Don't miss this opportunity make the time to call and inspect



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More About this Property

Property ID	Q10H9H
Property Type	House
Land Area	600.3 m2
Including	Air Conditioning Toilets (4) Dishwasher Outdoor Entertaining Built-in-Robes Fully Fenced Solar Panels Water Tank

Danny Lo Castro 0410 457 933

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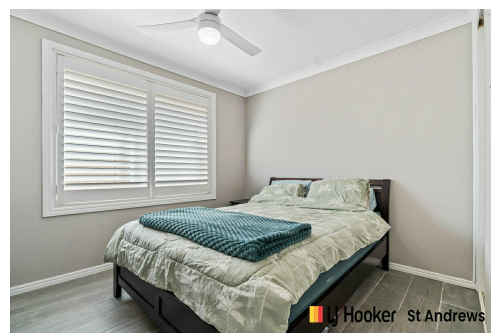
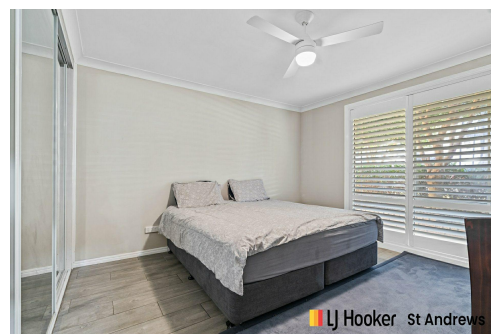
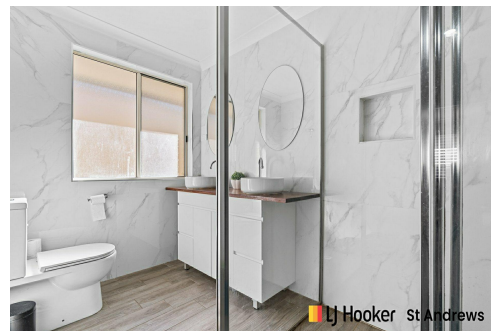
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