




4 Lorking Street, Canterbury

## SOLD PRIOR TO AUCTION BY FRANCOIS VASSILIADES

Recently Refreshed Family Home in Prime Canterbury Address

Tucked away in a quiet street in a prime Canterbury address, this recently refreshed home delivers warmth, character and everyday ease in a location families love. Classic charm shines through with original timber floorboards and high ceilings, while subtle updates ensure it feels comfortable, welcoming and ready to enjoy. Generous lounge and dining areas form the heart of the home, while to the rear is an undercover courtyard designed for relaxed entertaining and easy outdoor living. The kitchen is neat, functional and well-appointed featuring quality appliances and a breakfast bar that brings people together for casual meals or morning coffee. Accommodation comprises three bedrooms, all light filled and thoughtfully proportioned, complemented by a central bathroom and the convenience of a separate powder room. Split-cycle air conditioning in the living area adds year-round comfort, while completing the picture is a lock-up garage plus additional off-street parking. Its top location is minutes to Canterbury's vibrant shopping and dining scene, public transport and excellent local schools, while the expansive green open spaces of the Cooks River Parklands and walking tracks are just moments away.

3  1  3 

**FOR SALE**  
SOLD PRIOR TO AUCTION BY  
FRANCOIS VASSILIADES

### AGENTS

Francois Vassiliades  
0400 131 415  
francois@ljhcampsie.com.au

Peter Kassas  
0404 003 320  
peter@ljhcampsie.com.au

### AGENCY

LJ Hooker Campsie  
(02) 9789 6088

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**

- Recently refreshed for modern comfort and ease of living
- Spacious layout with separate living and dining zones
- Neat and tidy kitchen with b/bar and quality appliances
- Partly covered sun bathed courtyard to relax/entertain
- Well-sized bedrooms, bright and airy fully-tiled bathroom
- Separate powder room, split-cycle air conditioning
- Polished timber floorboards, high decorative ceilings
- Lock-up garage, storage room, two off-street parking
- Close to vibrant shopping and dining, public transport
- Minutes to great local schools, Cooks River Parklands

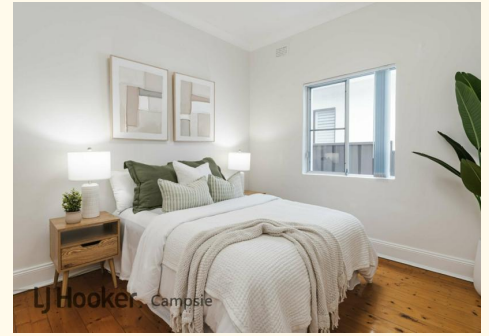
Details: Francois Vassiliades - 0400 131 415  
 Peter Kassas - 0404 003 320

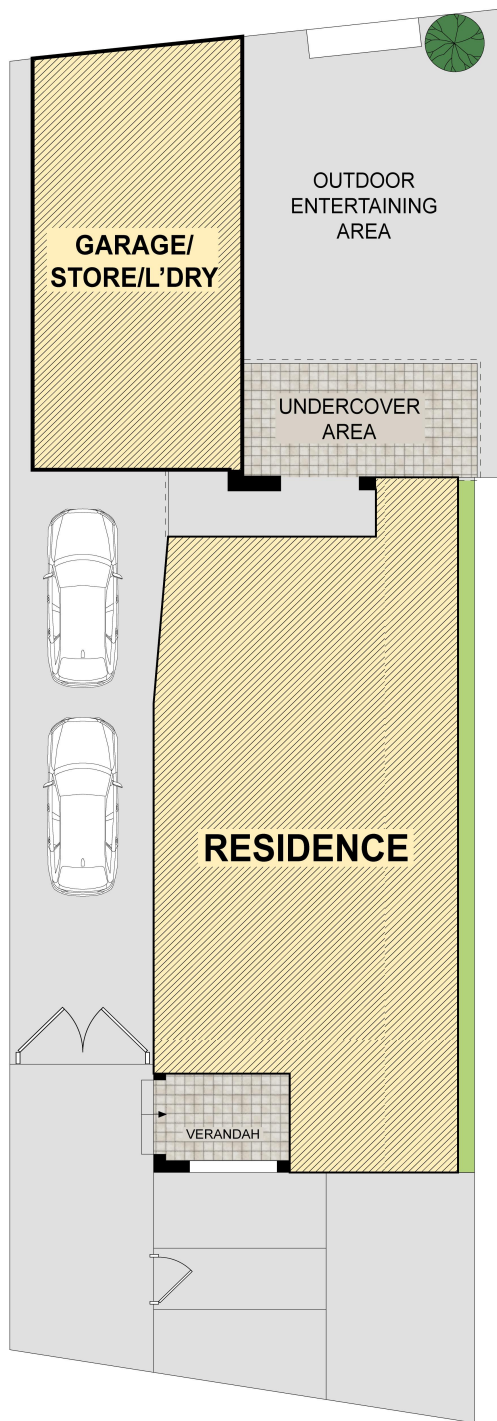
## MORE DETAILS

Property ID                    MHHF8V  
 Property Type                House

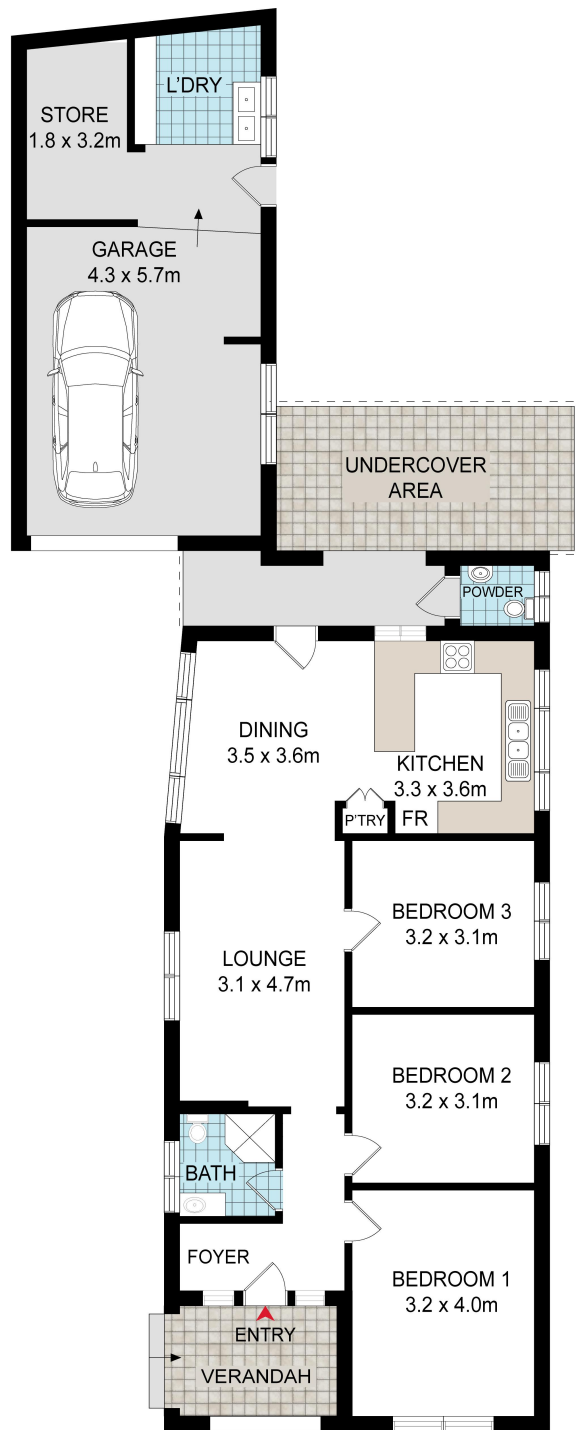
**Francois Vassiliades 0400 131 415**  
 Director/Licensee | francois@ljhcampsie.com.au  
**Peter Kassas 0404 003 320**  
 Sales Executive | peter@ljhcampsie.com.au

**LJ Hooker Campsie (02) 9789 6088**  
 197 Beamish Street, CAMPSIE NSW 2194  
 campsie.ljhooker.com.au | info@ljhcampsie.com.au





**SITE PLAN (not to scale)**



## 4 LORKING STREET, CANTERBURY

DISCLAIMER: WE HAVE OBTAINED ALL INFORMATION IN THIS DOCUMENT FROM SOURCES WE BELIEVE TO BE RELIABLE; HOWEVER, WE CANNOT GUARANTEE ITS ACCURACY. PROSPECTIVE PURCHASERS ARE ADVISED TO CARRY OUT THEIR OWN INVESTGATIONS