



72 Cockatiel Circuit, Green Valley

## Perfect Investment or First Home!

Discover this beautifully renovated three-bedroom duplex set in a quiet and convenient pocket of Green Valley. Perfectly designed for comfortable living, the home offers modern finishes throughout and a warm, welcoming feel from the moment you step inside. The open-plan living and dining area flows seamlessly into a stylishly updated kitchen, creating a functional space ideal for families, first-home buyers or investors seeking a move-in-ready opportunity.

All three bedrooms are well-sized and filled with natural light, while the renovated bathroom showcases contemporary fixtures and a fresh, modern aesthetic. The home enjoys an easy indoor—outdoor connection, with a private backyard that provides the perfect setting for entertaining, relaxing or letting the kids play safely.

With its thoughtful updates, low-maintenance design and prime position this Green Valley duplex represents exceptional value. Offering comfort, style and convenience, it's a home ready to enjoy from day one. Enquire today.

**Disclaimer:** Whilst every effort is taken to ensure accuracy of this listing, we accept no responsibility for errors or omissions. We

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### FOR SALE

Expressions Of Interest

### AGENTS

Mitchell Crawford  
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mitchell@ljhunitedgroup.com.au

Adam Eason  
0478 795 335  
adam@ljhunitedgroup.com.au

### AGENCY

LJ Hooker United Group  
1800 486 4833

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.



encourage you to seek your own independent legal and / or financial advice prior to making any commitment or decision.

## MORE DETAILS

Property ID EMJ1T  
Property Type House  
Land Area 300.7 m2

### Mitchell Crawford 0421 504 007

Principal | [mitchell@ljhunitiedgroup.com.au](mailto:mitchell@ljhunitiedgroup.com.au)

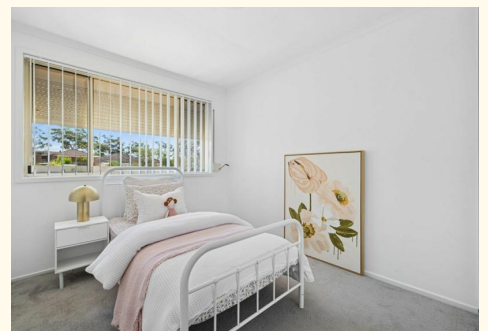
### Adam Eason 0478 795 335

Sales Assistant | [adam@ljhunitiedgroup.com.au](mailto:adam@ljhunitiedgroup.com.au)

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## 72 Cockatiel Cct, Green Valley, NSW, 2168

Disclaimer: Floor plans and site plans are intended as a guide only. They are not part of any legal document or title and are subject to errors, omission, and inaccuracies and should not be used as reference. Sizes and dimensions are approximate only. Interested parties should make their own enquiries. **Floor plan by : Flex Media**

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