







31 Woodstock Street, Guildford

Renovated Family Home on 531.1sqm

Positioned on a generous 531.1sqm parcel with a 12.19m frontage, this beautifully renovated home offers comfort, space, and versatility-perfect for families, investors, or those seeking future potential.

Boasting a functional layout with multiple living areas and a bonus second kitchen, this home is ready to move straight in and enjoy.

Property Features:

- 4 spacious bedrooms, 3 with built-in wardrobes
- Air-conditioning in all bedrooms plus main living area
- Large lounge room with floorboards throughout
- Modern floor-to-ceiling tiled bathroom
- Stylish polyurethane kitchen with stone benchtops & gas cooking
- Second living/dining area for added flexibility
- Internal laundry with second kitchen
" Additional second toilet
" Expansive undercover entertaining area —perfect for gatherings
- Lock-up garage plus additional car space

Set in a convenient location close to schools, shops, transport, and

4 1 2

FOR SALE
$1,270,000

AGENTS
Joseph Nasr
0405 824 646
Joseph.Nasr@ljhooker.com.au

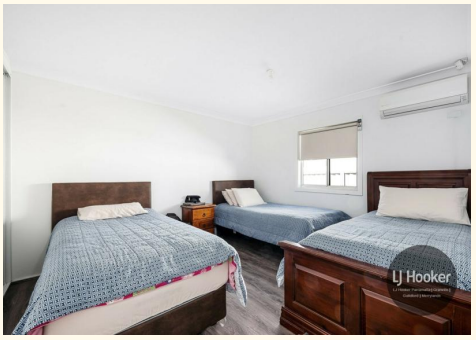
AGENCY
LJ Hooker Parramatta | Granville | Guildford | Merrylands
(02) 9637 8555

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

local amenities, this is an outstanding opportunity not to be missed.









MORE DETAILS

Property ID	2GYUF9E
Property Type	House
Land Area	531.1 m2
Including	Air Conditioning Toilets (2) Built-in-Robes Close to Schools Close to Shops Close to Transport Disabled Access Kitchenette

Joseph Nasr 0405 824 646
Area Specialist | Joseph.Nasr@ljhooker.com.au

LJ Hooker Parramatta | Granville | Guildford | Merrylands (02) 9637 8555
42 South Street, GRANVILLE NSW 2142
granville.ljhooker.com.au | granville@ljhooker.com.au

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.



0 1 2 3 4 5

N

All information contained herein is gathered from all sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

31 Woodstock Street, Guildford

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