



77 Whitaker Street, Guildford

## Renovated Home with Granny Flat Potential (STCA) — 569.1sqm Clear Block

Set in a convenient location in Guildford, this renovated family home offers comfortable living today with excellent potential to build a granny flat (STCA) on a clear 569.1sqm block with a 15.1m frontage.




Ideal for homeowners, investors or those looking to maximise the block's potential, the home features 3 bedrooms with built-in wardrobes, an air-conditioned open plan living area with tiled floors throughout, and a solid timber and stone gas kitchen. The modern floor-to-ceiling tiled bathroom includes a separate shower and bath for added convenience.

Outside offers a fully fenced yard, double lock-up garage, and external laundry with second toilet, providing plenty of space and flexibility.

Features include:

- Renovated 3 bedroom home, built-in wardrobes
- Air-conditioned open plan living and dining
- Tiled flooring throughout

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.

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**FOR SALE**

New price \$1,285,000

**VIEW**

Sat 13th Jun @ 3:45PM - 4:15PM

**AGENTS**

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**AGENCY**

LJ Hooker Parramatta | Granville |  
Guildford | Merrylands  
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 **LJ Hooker**

- Solid timber and stone gas kitchen
- Floor-to-ceiling tiled bathroom with separate shower and bath
- External laundry with second toilet
- Large lock-up garage
- Fully fenced 569.1sqm clear block
- 15.1m frontage with granny flat potential (STCA)
- Close to schools, parks, local shops and transport

## MORE DETAILS

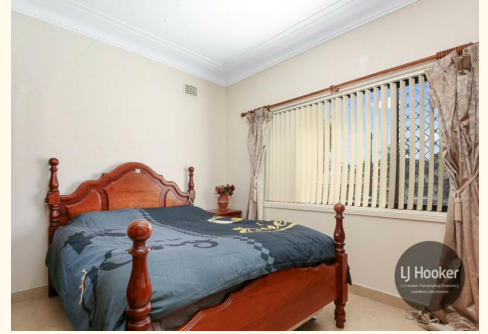
Property ID	2GWBF9E
Property Type	House
Land Area	569.1 m2
Including	Air Conditioning
	Toilets (2)
	Built-in-Robes
	Close to Schools
	Close to Shops
	Close to Transport

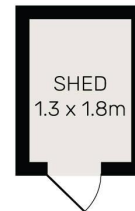
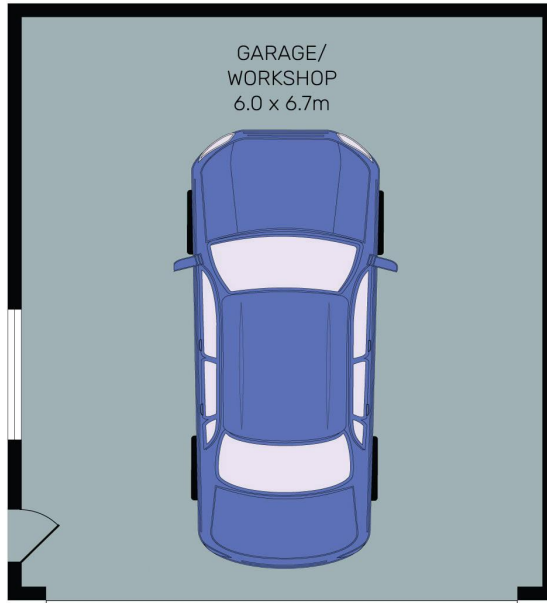
**Joseph Nasr 0405 824 646**

Area Specialist | [Joseph.Nasr@ljhooker.com.au](mailto:Joseph.Nasr@ljhooker.com.au)

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