



6 Wrights Road, Lithgow

## Handy Investment in a Central Position




Conveniently located only 400 metres from the Lithgow Valley Plaza, this solid double brick semi is an ideal investment property. The floor plan features 3 good sized bedroom and a lounge room with gas heater & a feature cast iron fire place. There is a modern kitchen & bathroom, a covered front porch, and a large under-house storage area.

The 354 square metre block has rear lane access. There is a free standing deck, and a garden shed for storage. Plenty of space for a carport or garage.

Currently leased at \$340 per week with vacant possession available.

- Mt Victoria Pass is temporarily closed, however Lithgow is still accessible from Sydney and the Blue Mountains via the Darling Causeway diversion from the Great Western Highway and alternatively the Bells Line of Road.

Allow an extra 20 minutes travel time.

3  1  0 

**FOR SALE**  
\$475,000

**VIEW**  
By Appointment

**AGENTS**  
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**AGENCY**  
LJ Hooker Lithgow  
(02) 6351 2548

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.

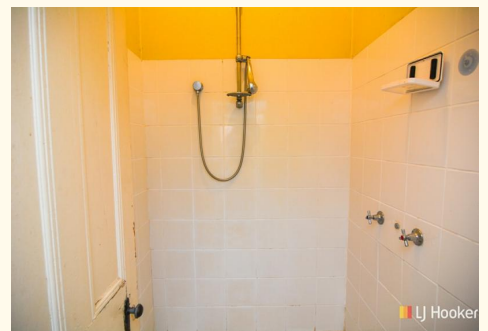
 **LJ Hooker**

## MORE DETAILS

Property ID 1JGQF9X  
Property Type DuplexSemi-detached  
House Size 75 m2  
Land Area 354 m2

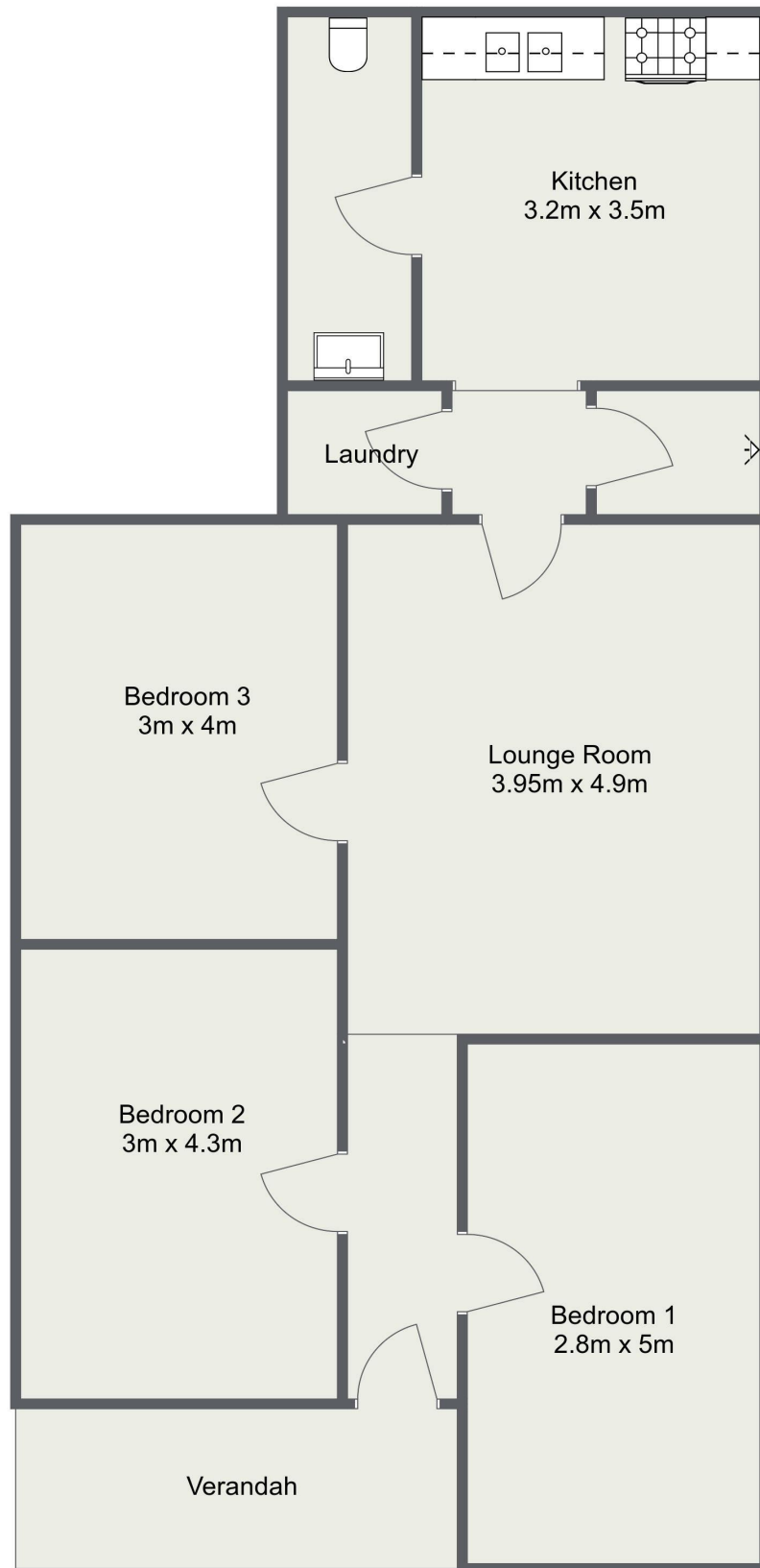
**Jamie Giokaris 0418 201 028**  
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Please Note: The above dimensions are approximate and are intended to be used as a guide only.  
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