



28A School Parade, Padstow

Generous Proportions, Multiple Living Zones & Family-Friendly Yard —10 Min Walk to Padstow Station

Red Carpet Event | Wednesday 21st October at Revesby Workers Club (2B Brett St, Revesby) at 6:30pm. Registrations from 6:00pm.

Offering generous proportions, versatile living and an exceptionally convenient location in the heart of Padstow, this spacious four-bedroom home presents an outstanding opportunity for growing families and investors alike. Set across approximately 359.2sqm, the home features an updated kitchen, open-plan lounge and dining area and separate living zones that provide plenty of room for everyone to spread out and enjoy.

Accommodation is equally impressive, with a generous master bedroom complete with a private ensuite and walk-in wardrobe, while the remaining bedrooms are all fitted with built-in wardrobes. A centrally positioned main bathroom features a separate bathtub and shower, providing excellent functionality for busy family living. Outside, the large, level backyard offers plenty of space for children

4 2 2

AUCTION

Wed 21st Oct @ 6:00PM

VIEW

Sat 26th Sep @ 3:00PM - 3:30PM

AGENTS

Lush Pillay
0407 121 573
lush.pillay@ljhooker.com.au

Baker Chahwan
02 9771 1177
baker.chahwan@ljhooker.com.au

AGENCY

LJ Hooker Padstow
(02) 9771 1177

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

and pets, with exciting potential to further enhance the outdoor setting to suit your needs (STCA).

Currently leased for \$850 per week, returning approximately \$44,200 per annum, the home also presents an attractive opportunity for investors seeking immediate rental income. All of this is positioned within approximately a 10-minute walk of Padstow Station, with local schools, shops, parks and family amenities all within easy reach.

- Duplex with four generously proportioned bedrooms and multiple living areas
- Updated kitchen with excellent functionality and storage
- Dedicated lounge and dining area, as well as a meals area for convenience
- Separate living areas offering flexibility for larger families
- Large, level backyard ideal for children, pets and entertaining with endless potential
- Lock-up garage, internal laundry with external access and powder room to ground floor
- Currently leased at \$850 per week, returning approx. \$44,200 per annum
- Just 10 minute walk to Padstow station, schools, shops and family amenities

Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. All interested parties should make and rely upon their own enquiries.

MORE DETAILS

Property ID	1F8ZFAE
Property Type	DuplexSemi-detached
Land Area	359.2 m2
Including	Ensuite
	Air Conditioning
	Alarm
	Built-in-Robes
	Car Parking - Surface
	Close to Schools
	Close to Shops
	Close to Transport

Lush Pillay 0407 121 573

Principal & Director | lush.pillay@ljhooker.com.au

Baker Chahwan 02 9771 1177

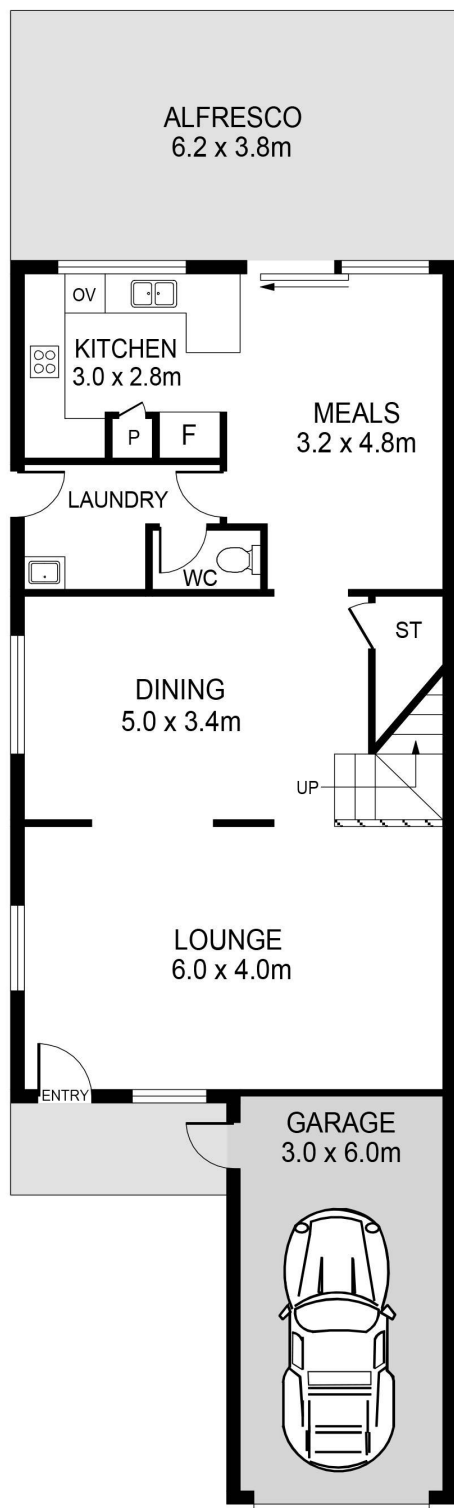
New Business Associate & Sales | baker.chahwan@ljhooker.com.au

LJ Hooker Padstow (02) 9771 1177

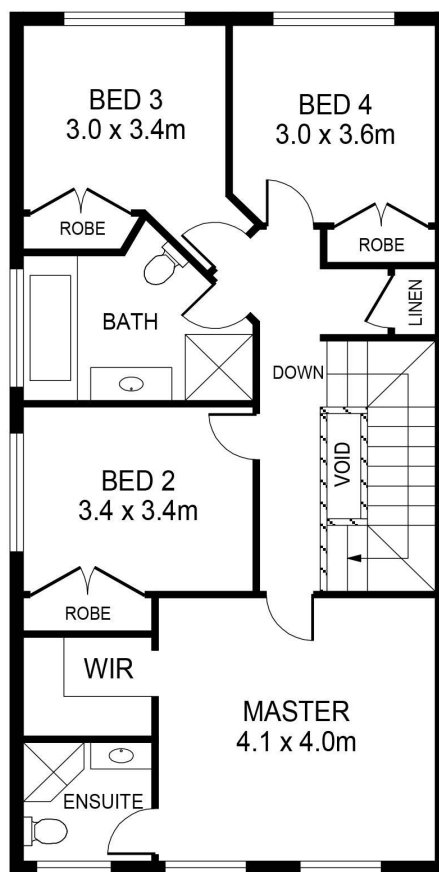
2 Padstow Parade, PADSTOW NSW 2211

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GROUND FLOOR



FIRST FLOOR



SITE PLAN

28A SCHOOL PARADE, PADSTOW

DISCLAIMER:

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY, ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.
PLANS BY PROPERTY INTELLIGENCE MEDIA 1300 20 30 38

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