






46/26 Werona Avenue, Padstow

## Sun-Drenched Freestanding Townhouse with Valley Views

Red Carpet Event | Wednesday 17th September at Revesby Workers Club (2B Brett St, Revesby) at 6:30pm. Registrations from 6:00pm.

Privately tucked away and boasting a modern updated design, this sun-drenched freestanding townhouse is the perfect fusion of style, comfort, and convenience. Renovated throughout, the home showcases a split-level layout across three levels, offering flexibility and space for the growing family or those who love to entertain. With its seamless indoor-to-outdoor flow and elevated valley views, this home presents an enviable lifestyle opportunity just minutes from Padstow Station.

The open-plan lounge and dining areas lead directly onto a covered deck and entertaining courtyard, complete with a woodfire pizza oven, making it the ultimate entertainer's haven. The modern kitchen is designed for functionality and flair, featuring ample storage, sleek appliances, farmhouse style sink and a quartz benchtop. Complementing this is a generous family bathroom with a separate shower and bath, as well as an updated internal laundry for everyday convenience. Warmth and character are added by the wood fireplace and air-conditioning, ensuring comfort all year round.

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**FOR SALE**  
\$1,275,000

### AGENTS

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### AGENCY

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 **LJ Hooker**

Accommodation is thoughtfully appointed with a master bedroom boasting built-in robes, a ceiling fan, air-conditioning, and direct access to a private balcony with leafy outlooks. The property's double lock-up garage, low-maintenance design, and second living area enhance its practicality, while the home's elevated position captures refreshing breezes and valley views. Located just a 4-minute drive to Padstow Station and close to schools, shops, and parks, this residence offers a contemporary lifestyle in a highly desirable setting.

#### Key Features:

- Freestanding renovated townhouse with three split levels
- Double lock-up garage with access to side courtyard
- Two separate living areas for versatile family living
- Open-plan lounge/dining flowing to covered deck & courtyard
- Modern kitchen with sleek apps, farm house style sink, built in dishwasher & quartz benchtop

- Wood fireplace, air-conditioning & tiled flooring
- Master with balcony access, BIR, ceiling fan & A/C
- 4 minutes to Padstow Station, close to schools & shops

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	Z6XFAE
Property Type	Townhouse
Land Area	217 m2
Including	Study
	Air Conditioning
	Toilets (1)
	Built-in-Robes
	Close to Schools
	Close to Shops
	Close to Transport

#### James Trivor 0422 696 125

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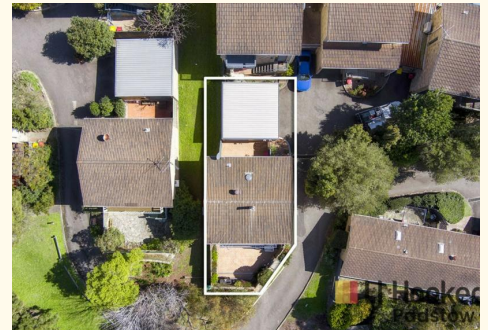
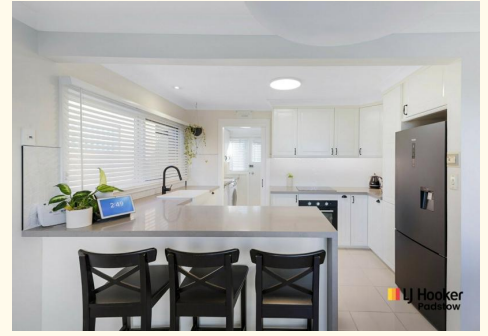
#### Phillip Botonis 0426463228

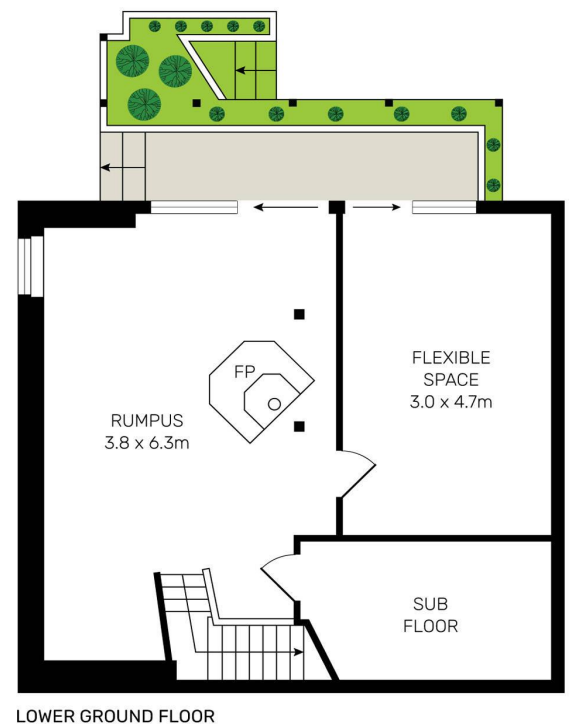
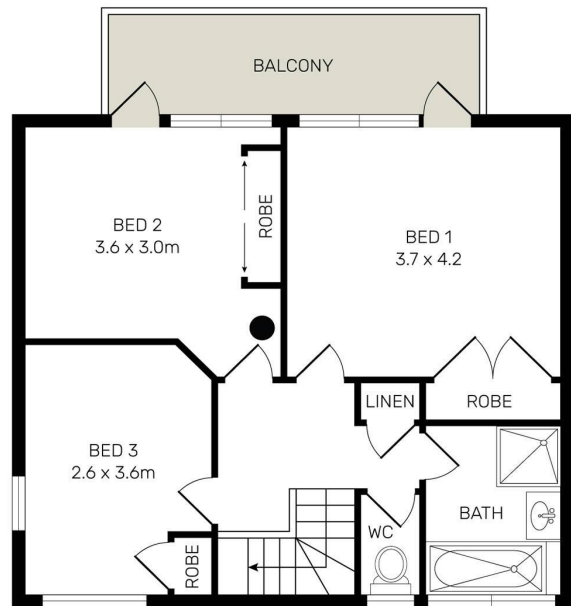
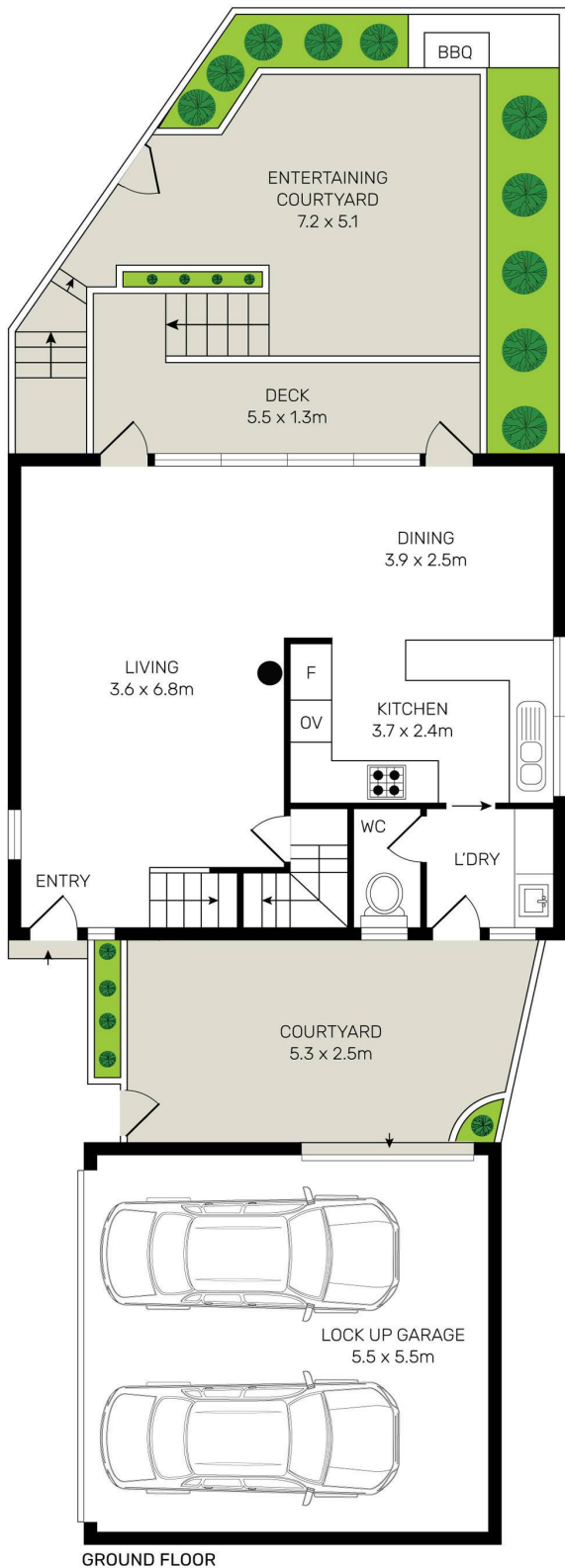
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#### LJ Hooker Padstow (02) 9771 1177

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