



170 Prospect Highway, Seven Hills

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Auction Cancelled - Sold Prior

Situated just moments from Seven Hills Station, shops and schools, this well-presented property offers outstanding versatility for families or savvy investors. The main home provides comfortable everyday living, while the separate granny flat creates the ideal space for extended family or a second income stream. With a level block and easy-care layout, this is a practical and appealing option in a central position.

The main residence features a bright and spacious living area that flows seamlessly into the dining and kitchen spaces. The main bedroom includes a built-in wardrobe and a private ensuite, while the remaining two bedrooms offer generous proportions and flexibility to add storage if desired. A private rear deck provides a peaceful spot for entertaining or relaxing outdoors.

Main House Features:

- Three well-sized bedrooms (main with built-in wardrobe)
- Main bedroom with ensuite
- Large light-filled living area
- Neat kitchen with gas cooking
- Family bathroom and internal laundry
- Rear deck overlooking the backyard
- Grass area ideal for kids or pets

FOR SALE

Please Call

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AGENCY

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Interested parties must rely solely on their own enquiries.



The separate granny flat is a standout feature, ideal for those needing private accommodation, a home office, or a strong rental opportunity. Positioned with its own exclusive street access via Robertson Avenue, it ensures privacy and independence from the main residence. It also includes its own separate water and electricity meters, maximising rental return and simplifying management.

Granny Flat Features:

- Three bedrooms, all with built-in wardrobes
 - Open-plan living and dining area
 - Functional kitchen and bathroom
 - Laundry facilities and private deck
 - Completely independent access via Robertson Avenue
 - Separate metering for water and electricity
 - Ideal for in-laws, guests, or dual-income potential
- Estimated Rental Income: House: \$680pw | Granny Flat: \$480pw

Set on a low-maintenance block with off-street parking, the property's location offers unbeatable convenience, placing transport, shopping and schools within easy reach.

Location Highlights:

- Approx. 1.2 km to Seven Hills Station
- Approx. 1.1 km to Seven Hills Plaza
- William Rose School approx. 900 m
- Easy access to M2, M4 and M7 motorways

With its dual-living setup, private secondary accommodation and ultra-convenient position, this property is perfect for buyers seeking flexibility, strong rental potential and long-term value.

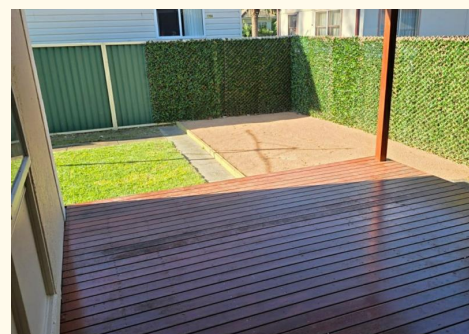
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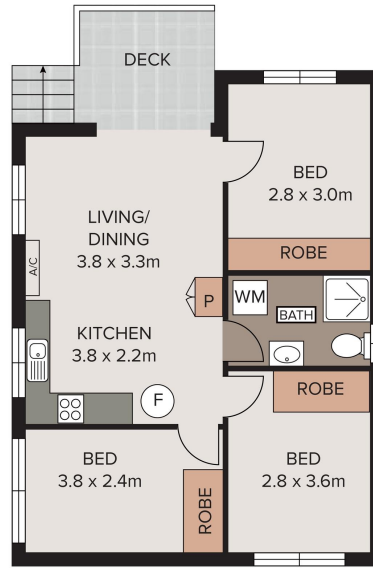
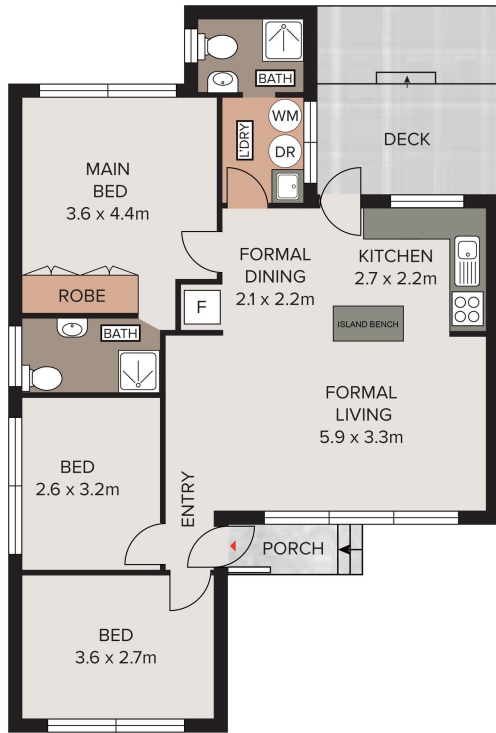
MORE DETAILS

Property ID	EAJ0W
Property Type	House
Land Area	525 m2

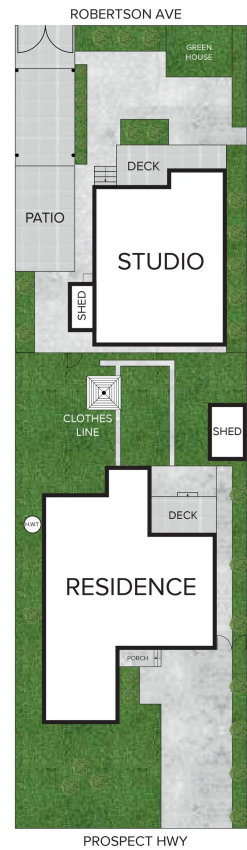
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STUDIO
(NOT IN POSITION)



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Disclaimer: Floor plans and site plans are intended as a guide only. They are not part of any legal document or title and are subject to errors, omission, and inaccuracies and should not be used as reference. Sizes and dimensions are approximate only. Interested parties should make their own enquiries. Floor plan by : Flex Media