



3/12-16 Toongabbie Road, Toongabbie

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Full Brick 2-Bedroom Apartment - Steps to Toongabbie Station, Shops & Schools

FOR SALE
Pre-Launch Opportunity

VIEW
By Appointment

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Positioned in an exceptionally convenient Toongabbie town centre setting, this spacious full brick apartment offers comfort, practicality and lifestyle in equal measure. Set on the first floor of a low-rise, secure walk-up complex, this well-maintained home delivers a generous floor plan, light-filled interiors and an outstanding location just moments from everything you need.

Solidly built with a wide, functional layout and a street-level lock-up garage, it presents a fantastic opportunity for first home buyers, downsizers and investors alike.

The home features a spacious lounge and dining area, and a modern kitchen with upgraded stainless steel appliances, gas cooking and ample bench space. Flowing from the living area is a covered verandah with a lovely green park outlook - the perfect spot to relax or entertain.

FEATURES

- Low-rise full brick construction in tightly held complex
- Two generous bedrooms

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**

- Large lounge and dining
- Modern kitchen, stainless steel appliances, gas cooking
- Covered verandah with parkland outlook
- Separate laundry and additional storage
- Street-level lock-up garage

LOCATION (approx. walking distances)

- 80m to Toongabbie Station lift access
- 100m to Toongabbie Plaza and main shopping precinct
- 100m to childcare centre
- 200m to St Anthony's Primary School

OUTGOINGS (approx.)

- Council rates: \$393/quarter
- Strata levies: \$1190.64/quarter
- Water rates: \$201.90/quarter

Rental appraisal available on request.

Disclaimer: All information has been gathered from sources we believe to be reliable; however, we cannot guarantee its accuracy and accept no responsibility for any errors or omissions. Some images may have been virtually staged for illustrative purposes. Interested parties should rely on their own enquiries and physical inspection.

MORE DETAILS

Property ID	SUCFB3
Property Type	Apartment
House Size	127 m2

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(Not In Position)



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Disclaimer: Dimensions are approximate and should only be used as a guide they are not to scale and no liability will be accepted

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