



14/3 Gahnia Place Hamlyn Terrace, NSW 3 2 2

### Enormous first-home or investment appeal

Reap the benefits of a comfortable modern lifestyle, or invest and take advantage of a wonderfully low-maintenance residence to add to your property portfolio. Sizeable bathrooms and open plan dining, there's space for everyone. Sun-drenched rooms, great layout and quality finishes also compliment easy living. Medical facilities, shopping centre, public transport and local schools are just minutes away.

**Price:** \$500,000  
**Council Rates:** \$200.50 p/q  
**Water Rates:** \$206.80 p/q  
**Strata Rates:** \$670.40 p/q



**Renee Wright**

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**Tracy Gavan**

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FIRST FLOOR



GROUND FLOOR



SITE PLAN



The site plan and floor plan are not to scale, measurements are indicative and in meters. Boxes and lines are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.

14/3 Gahnia Place, Hamlyn Terrace

STONE



FIRST FLOOR



GROUND FLOOR

The floor plan is not to scale, measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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STONE