



1/42-44 Fontainebleau Street Sans Souci, NSW 3 2 1

### Elegant North Facing Front Villa

Come and live in tranquil Sans Souci. Enjoy this freshly presented front facing villa of double brick and concrete slab construction. Privacy and a user-friendly design are some of the list of many special qualities. This light and airy single-storey home makes an ideal choice for buyers seeking an easy-to-maintain property that sits proudly at the front of a well-maintained complex of only six with the bus stop just footsteps from the front door.

**Price:** SOLD \$1,201,000 | Shaun Ramani  
**Council Rates:** \$464.00 p/q  
**Water Rates:** \$147.00 p/q  
**Strata Rates:** \$801.00 p/q



**Shaun Ramani**  
0417 444 919



**Ray Fadel**  
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SITE PLAN

The site plan and floor plan are not to scale, measurements are indicative and in meters. Shades 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.



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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