



# House & Granny Flat



2 & 2a Clout Street Leppington, NSW



## Dual Living

Finding a quality home, in a convenient location, with plenty of living space can sometimes be a challenge, but to have an additional granny flat as well! What a rare and amazing opportunity this home is as an investor or even a large family. Both the home and granny flat are leased providing dual income over one property. Viewings are strictly by appointment so please call or email to arrange a suitable time.

Price: \$1,330,000



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FIRST FLOOR



GROUND FLOOR



The floor plan is not to scale, measurements are indicative and in metres. Colour statements are not to position. 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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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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