



3/273 Cooriengah Heights Road Engadine, NSW      3      2      2

### Contemporary townhouse provides peaceful living

Occupying a private set back position within a modern boutique development of only six, this stunning family townhouse showcases desirable indoor/outdoor living alongside contemporary finishes and premium comfort. Embracing a sun drenched northerly aspect, the home is perfect for young families seeking a peaceful lifestyle. It is moments from local bus stops, shops and Engadine West Public School.

**Price:** \$1,240,000  
**Council Rates:** \$352.70 p/q  
**Water Rates:** \$238.15 p/q  
**Strata Rates:** \$760.00 p/q



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The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees 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.



Ground Floor



First 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.