



9 Aberdeen Road St Andrews, NSW

3 1 4

**SOLD BY RUSSELL WYER & MICHELLE BALABKA**

**Price:** \$560,000 - \$600,000

- \*3 bedroom home with extended floor plan
- \*Combined lounge and dining room with polished timber floors
- \*Original kitchen and bathroom, separate w/c
- \*Separate study nook and large family room with elevated views
- \*Downstairs workshop/play room with additional toilet
- \*Double undercover car accommodation, private rear yard
- \*Located on a 603m2 block with bus stop at the front door, and only 650m to St Andrews local shopping centre and school



**Russell Wyer**

0414 867 707



GROUND FLOOR



1ST FLOOR

Measurements are approximate. Not to scale. Illustrative purposes only