



61 Excelsior Avenue Marsden Park, NSW

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### Rare Find!

This lovely renovated home has loads of charm. All set on approximately 2.7 flood free acres. Close to schools, shops, public transport and the M7 Motorway.

Some great features of the property include:

- Modern kitchen with loads of cupboard space
  - 3 bedrooms + study
  - Updated bathroom
  - Split system air conditioner in lounge room
  - Blinds throughout
  - Outdoor pergola area
  - Large colourbond shed, storage shed, horse shelter and even an extra large dog pen
- The acreage is arable and would suit someone with a pony or some livestock.

**Price:** \$760 pw  
**Available Date:** 28/04/2023



**Rosetta Monteleone**

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