



17 Chittaway Road Kangy Angy, NSW

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## Welcome to your dream property!

Situated in a prime location with endless possibilities, this 2-acre (approx.) estate offers you the perfect blend of tranquillity and convenience. Nestled in a highly sought-after area near local amenities and transport options.

As you step onto the premises, you'll immediately notice the vast expanse of cleared land, providing you with the canvas to create your own paradise. The possibilities are endless ? whether you envision a beautiful garden, an expansive playground, or even agricultural ventures, this property is ready to transform your dreams into reality.

The allure of this property extends beyond its location. As you explore the interior, you'll be greeted by a cosy slow combustion fireplace, promising warmth during chilly winter evenings. The parquet ceilings throughout add a touch of sophistication and timeless elegance.

Step outside and discover the covered outdoor entertaining area, perfect for hosting gatherings and creating memories with family and friends. True relaxation awaits you with the above-ground pool, inviting you to unwind and soak in the sun or cool off during scorching ...

**Inspect:** Saturday, 18th May 2024 10:00 - 10:30

**Price:** \$1,295,000 - \$1,395,000



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17 Chittaway Road  
**Kangy Angy**



Site Plan

Internal Area: 130 sqm  
Studio: 29 sqm  
External Area: 102 sqm  
Total Area: 261 sqm

PLEASE NOTE: These Floor and Site Plans have been generated for marketing purposes and are to be used as a guide only. While all care is taken, no guarantee can be given in respect of accuracy, sizes and dimensions are approximate, actual may vary.