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Price:

## 9 Ash Avenue Albion Park Rail, NSW

## **Spacious Dual Level Home**

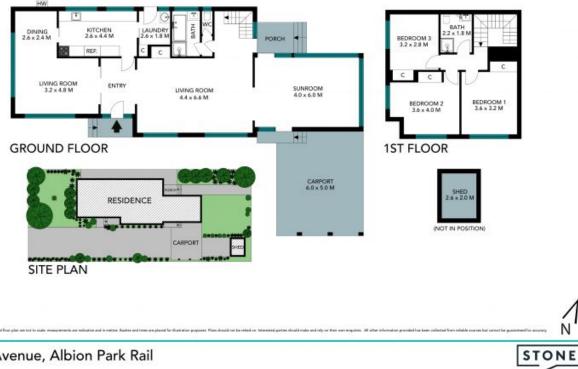
Discover the perfect blend of comfort and convenience in this beautifully presented home. Boasting a spacious dual-level layout, this residence offers an impressive array of living spaces, including a versatile sunroom overlooking the lush backyard oasis.

- Timber floorboards and natural light complement the open plan living/dining area
- Child-friendly backyard with north easterly aspect and landscaped gardens
- Air conditioning upstairs
- Bright modern kitchen with electric cooktop and timber benchtops
- Upper level dedicated to three bedrooms, all fitted with built-in wardrobes
- Two bathrooms one on each level, downstairs one offers a separate bath and shower
- Features 2 separate living areas plus a generous rear sunroom
- 750m drive to Albion Park Rail PS and 3.6km drive to Albion Park HS, 200m walk to Aldi and 5km drive Stockland Shellharbour Shopping Centre



\$650 per week

Available Date: 01/03/2024



9 Ash Avenue, Albion Park Rail