

1/21 Edgeworth David Avenue Hornsby, NSW

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**R4 Zone Capital Gain Potential in Unbeatable Convenient Location**

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Features: ...

- Fully fenced, private and sunny courtyard with established garden and flat lawn
- Paved area for outdoor entertaining
- Spacious living and dining area flows to outdoors with sliding glass doors
- Separate and bright newly renovated kitchen with large windows
- Large master bedroom with built-in robe
- Two bedrooms with built-in robes, one with north aspect
- Combined bathroom and laundry upstairs
- Second toilet downstairs

**Price:** Auction 6th April Onsite @ 1pm  
**Council Rates:** \$411.10 p/q  
**Water Rates:** \$173.99 p/q



**Geraldine (Xiao-Bin) Wang**  
 0452 562 183

1/21 Edgeworth David Avenue  
Waitara



UPPER LEVEL



LOWER LEVEL

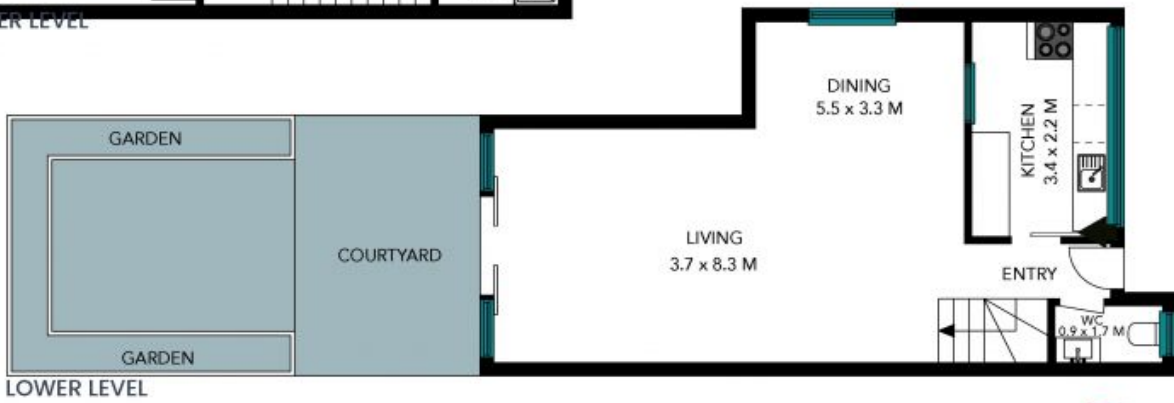
Total Living Area: 93.9 sqm  
Courtyard Area: 30.45 sqm



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.



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Waitara



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Courtyard Area : 30.45 sqm  
Carport : 13.92 sqm

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