



26 Therry Street West Wollongong, NSW

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## Well-presented family home in lush private address

Embracing leafy neighbourhood views from a private 645sqm (approx.) corner block, this well-kept home promises an idyllic lifestyle in a peaceful yet convenient setting. It's an excellent option for first homebuyers and families, offering the chance to move straight in and add value later. The home fronts a quiet one-way street, a stroll from schools, parks and buses while a walk from Figtree Grove.

- Superb scope to personalise, renovate, rebuild into new home or duplex (STCA)
- Dual level layout includes large living room, separate dining area and sunroom
- Undercover patio overlooks secluded rear yard edged by lush landscaped gardens
- Modern kitchen features quality Smeg and Ariston appliances plus ample storage
- Accommodation of three bedrooms, one provides built-in while main has walk-in
- Two family bathrooms, high ceilings, ceiling fans, split-system air conditioning
- 4.5kW solar system, home office, storage and internal access to double garage
- Moments from local sporting facilities, central Wollongong and the M1 Motorway

Council rates \$537.51pq approx.

Water rates \$158.45pq approx.

**Auction:** 01/06/2024 02:00 pm

**Price:** Auction Guide \$960,000



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Ground Level



Lower Level



Site Plan



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.

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West Wollongong



Ground Level



Lower Level



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.