



40 Appaloosa Circuit Blairmount, NSW

3 2 2

### A Rare Opportunity ? Spacious Family Home with Endless Potential

Set in a highly sought-after location, this lovingly maintained 3-bedroom double brick residence offers a rare opportunity for families seeking space, comfort, and the chance to add their personal touch. Positioned on an elevated 853m<sup>2</sup> block with gated access to Thomas Burke Reserve, this home is brimming with potential and perfectly located close to schools, shopping, and transport.

**Price:** Auction  
**Council Rates:** \$665.00 p/q



**Russell Wyer**

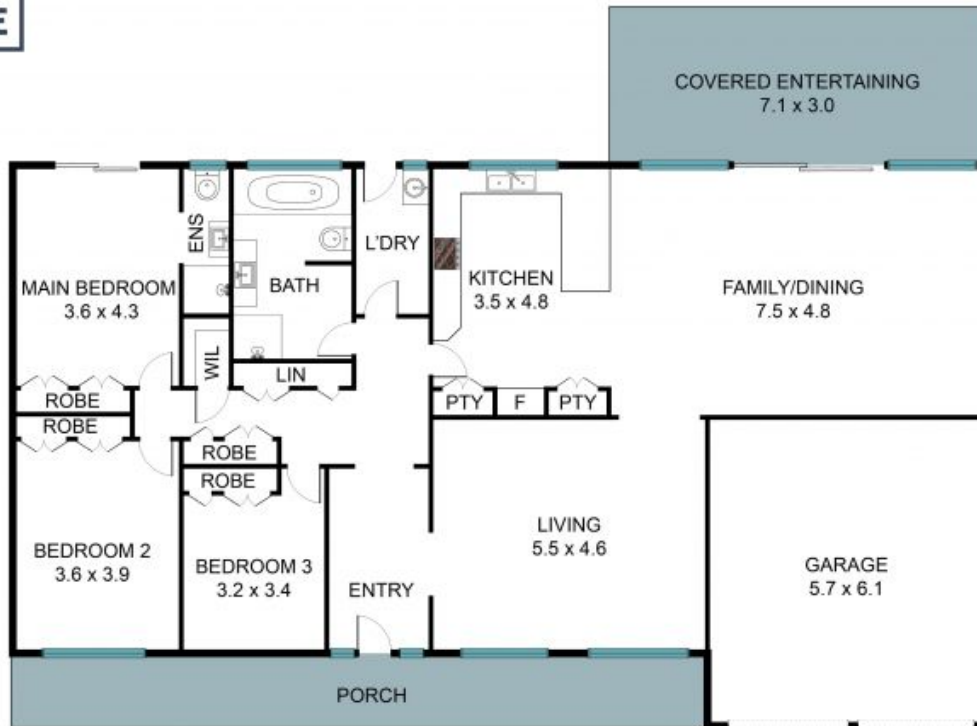
0414 867 707



**Michelle Balabka**

0419 473 253

**STONE**



## 40 Appaloosa Cct, Blairmount NSW 2559



The floor plan is not to scale, measurements are in metres. Exterior elements are not in position.  
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.