



163 Victoria Road West Pennant Hills, NSW

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### SOLD BY A TOP AGENT IN WEST PENNANT HILLS - JAMES RAMSAY

Revealing sizeable dimensions in a prized lifestyle locale, this much-loved family home is a superb picture of single level appeal that's central to everything. Offering timeless quality with scope to modernise, it's a promise of immediate comfort and desirable value-adding possibilities - in the catchments of West Pennant Hills Public and Pennant Hills High. Easy access to Cherrybrook Metro and city buses.

**Price:** Auction (unless sold prior)  
**Council Rates:** \$552.50 p/q  
**Water Rates:** \$169.03 p/q



**James Ramsay**  
0420 665 913



**Chloe Mawass**  
0431 983 240

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West Pennant Hills



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.