



21 Woodlands Road Liverpool, NSW

3 1 2

### Sold by McGrath Estate Agents Liverpool

Presenting a great first home or development opportunity (STCA), this comfortable family home offers a practical level layout that soaks in a desirable north east rear aspect. It's located in the popular 'Orange Grove Estate', a walk to shops and schools.

- Zoned R2 and set over a level 708.2sqm with a 17m frontage
- Separate living and dining rooms plus a flexible rumpus room
- Perfectly level yard, ideal for young children and pets
- Neatly presented original kitchen opens to the dining area
- Three good sized bedrooms are flooded in natural sunlight
- Neat and tidy bathroom, internal laundry includes second w/c
- Extremely comfortable as is with scope to modernise/add value
- Side access to double lock-up garage plus off street parking

Price: \$725,000



**Glen Craigie**

0401 529 930



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Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.



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