







THOSE VIEWS!!!

For information on our open for inspection procedures, please refer to the bottom of this ad.

If you've always wanted a taste of the Mountains lifestyle, here is your chance! This stunning, near new home is easy to care - just lock up and go. It would make a great home, investment (excellent depreciation available) or weekend escape.

It's perfectly located overlooking (and with direct access to) the old Katoomba Golf Course and just 1.1kms to the breathtaking Cahill's Lookout (known for the best sunsets in the area).

Boasting 214 sqms of living over two levels, accommodation comprises of:

- Huge open plan living/dining area with timber-like floor tiles

- Bi-fold doors lead to a private courtyard and direct access to 57 acres of parklands, ponds and walking tracks

- Extensive use of floor to ceiling glass capturing magnificent vistas

- Designer kitchen with stone benchtops, polyurethane joinery, gas cooking, huge island and walk-in pantry

- Three great sized bedrooms all with built-in robes and balcony access

- Master bedroom overlooks the golf course and has a huge walk-in wardrobe and chic en-suite

- Oversized main bathroom with bath

3 2 3 264m2

Price	SOLD for $729,000
Property Type	Residential
Property ID	1375
Land Area	264 m2
Floor Area	214 m2

Agent Details

Marc Fitzpatrick - 02 4784 1991

Office Details

Waterloo
169-175 Phillip St Waterloo NSW
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LIBERTY

- Laundry with separate WC

- Lock up garage with room in front for another vehicle PLUS a second car space

Other features include quality wool carpets in the bedrooms, ducted reverse cycle air conditioning throughout, instantaneous gas hot water and NBN access.

The location is absolutely brilliant. In addition to the old Golf Course and stunning lookouts nearby, you are also just a short trip to the Katoomba Sports & Aquatic Centre, and the Town Centre.

Size: Land 264sqms (approx), Internal 214sqms (approx)

Council rates: $495.00 per quarter (estimate)

Water rates: $170.00 per quarter (estimate)

Community title contributions: $250.00 per annum (estimate)

Rental potential: $550.00 per week

We are currently restricting the amount of clients attending our open for inspections at one time. Clients that pre-register for our inspections will be given priority. Please contact Marc Fitzpatrick to register: marc@liberty.net.au

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