



77 Wall Avenue Panania NSW

This brand new duplex presents an exciting opportunity to purchase in the heart of Panania within easy walking distance to schools, shops, parks, restaurants and the Panania village & transport precinct which are sure to provide a savvy buyer with a number of opportunities.

Set in a quiet location boasting quality, size and functionality, this home invites growing families and investors alike. Offering 4 bedrooms, 3 with built-in wardrobes and the master bedroom has a walk in robe and a generous en-suite & balcony.

There is a sizable main bathroom located upstairs which is a beautiful modern design with a free standing bathtub. Downstairs has a sleek kitchen including gas cooking, Stainless steel appliances and stone benchtops with breakfast bar, open plan living/dining and an additional downstairs bathroom and bedroom/study/media room which no doubt will prove popular with families that have children or if you work from home.

Also featured in this home is reverse cycle ducted air conditioning, security alarm system and video intercom, LED lighting, glass balustrade.

For the entertainer, you will love the covered alfresco area which also boasts a kitchenette with sink & cooktop and a level grassed yard which is perfect for kids or pets.

This property certainly should be on your shortlist if you are looking for a home that has lots of options and is close to everything.




We Love:

- Ultra modern and flexible design
- Covered alfresco entertaining
- Open plan living

Pluses:

- Three bathrooms
- Downstairs bedroom & bathroom
- High ceilings, downlights, ducted air

Disclaimer: We have, in preparing this document, used our best endeavours to ensure that the information contained herein is true and accurate to the best of our knowledge, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or mis-statements contained in this document. Prospective purchasers should make their own enquiries to verify the information contained in this document.

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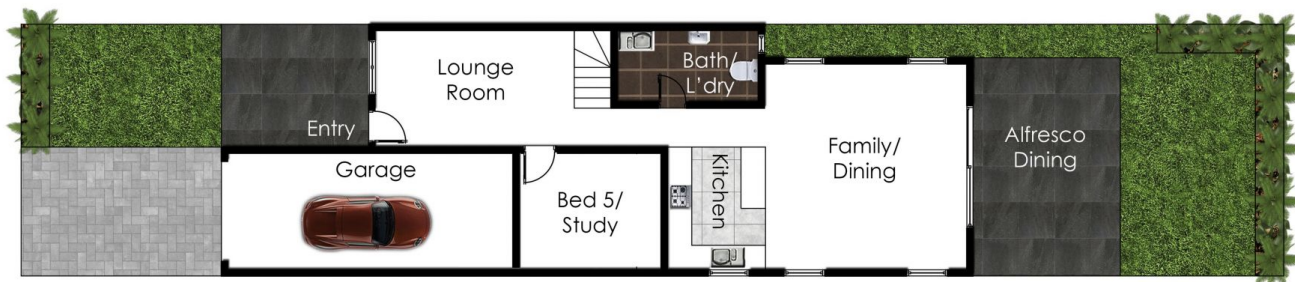


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77A Wall Ave,
Panania, NSW
Floorplan & Siteplan
(siteplan not to scale)



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Photos and Floorplan by www.opticoolstudios.com



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