



10/134 Tower Street Panania NSW

Located in a prime position this 2-bedroom townhouse will appeal to many different buyers.

On entering the property, you will notice the ample space allocated to your kitchen and living and dining areas that includes reverse cycle air-conditioning and tiled flooring. An internal laundry with an extra toilet as well as a neat sizable north facing courtyard round out the ground floor of this home.

Upstairs you have 2 well sized rooms which includes a built-in wardrobe for one, timber flooring and a large main bathroom.

Only a short stroll to all the key amenities such as Panania Train Station, schools and shops and located just across from the Panania restaurant precinct this home is perfect for the individual, couple or young family.



This home would also interest an investor with a property in such a good location and in such good condition. This property would be a drawcard for many tenants and currently returns \$450 per week and has a fantastic tenant residing in the property. This home also has only modest holding fees and levies.

With a single lock-up garage within a secured entry as well as a small complex this property is a must see.

Features Include:

- Split Reverse cycle Air conditioning
- Built in wardrobe
- 2 spacious bedrooms
- Good sized kitchen
- Large bathroom
- Internal Laundry
- Dishwasher
- Dryer
- North facing courtyard
- Small and secured Complex
- Security Gate entrance
- Very close to train station, shops, bus stops and schools
- Secured 1 car lock up garage
- Across from local restaurants

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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Price : \$ 600,000

Building Size : 116 sqm

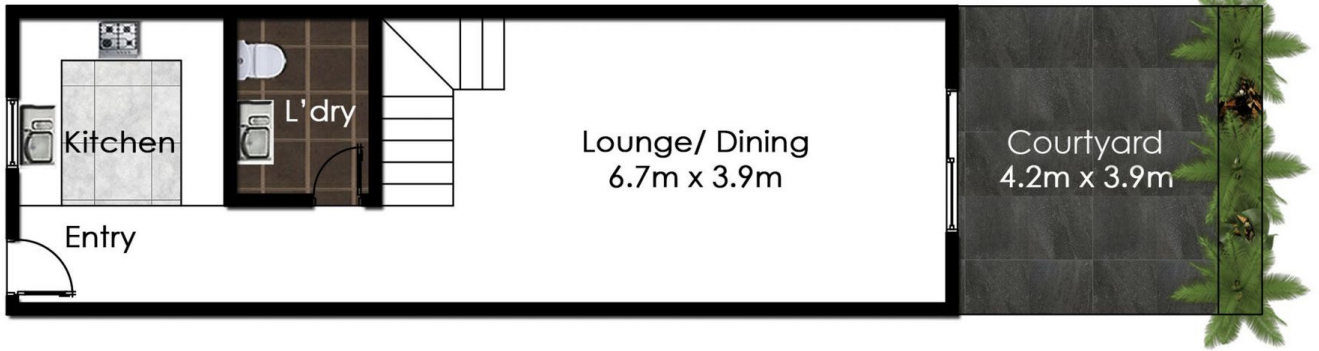


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10/134 Tower St,
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Floorplan & Siteplan
(siteplan not to scale)



This diagram is for illustrative purposes only. All reasonable care has been taken in the preparation, but no warranty is given to the accuracy of the information. This document does not constitute any part of any offer or contract. Dimensions shown are approximate only. Prospective purchasers must rely on their own enquiries. Photos and Floorplan by www.opticoolestudies.com