



67 Princes Street Bexley, NSW



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## Charming 3 bed home with separate 2 bed granny flat

Offering a lucrative dual income opportunity or a family home with income. This tastefully updated house and newly built granny flat (in 2013) will both ensure a high level of comfort, style and practicality. Each property enjoys its own private access, large living areas and charming interiors. The residences are set on a 455.3 sqm (approx.) block of land. The location is ideal with multiple transport options with buses, Banksia and Rockdale Train Station close by as well as local shops and only a short drive to Sydney airport. You will also love being a 2 minutes drive to Bardwell Valley Golf Course & a 5 minutes walk to Silver Jubilee Park and Children's Playground .

**Price:** Expressions of Interest | Time Realty  
**Council Rates:** \$595.00 p/q  
**Water Rates:** \$151.00 p/q

Some more great features of this amazing property are:

### Main house

- 3 Good sized bedrooms with large windows & high ceilings
- Large kitchen with excellent flow between both living areas
- Spacious & beautiful period features, polished timber floors
- Private and secure sunny back yard great for entertaining
- Off street parking for one car, split system air conditioning
- Massive roof storage
- Potential rent of \$600.00 per week

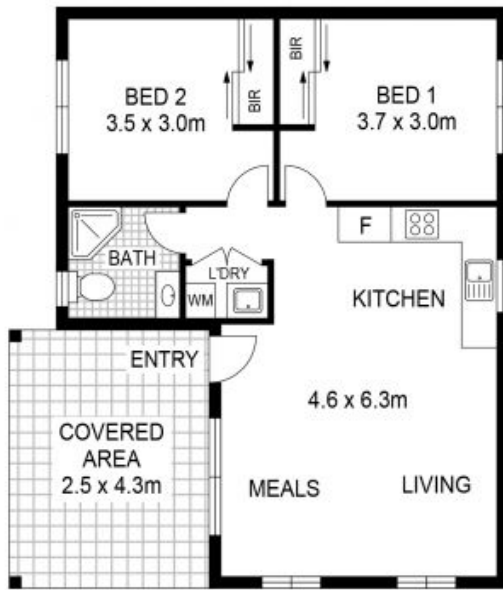
### Granny flat ? Fully approved and compliant

- Own side access, completely separate from the main house

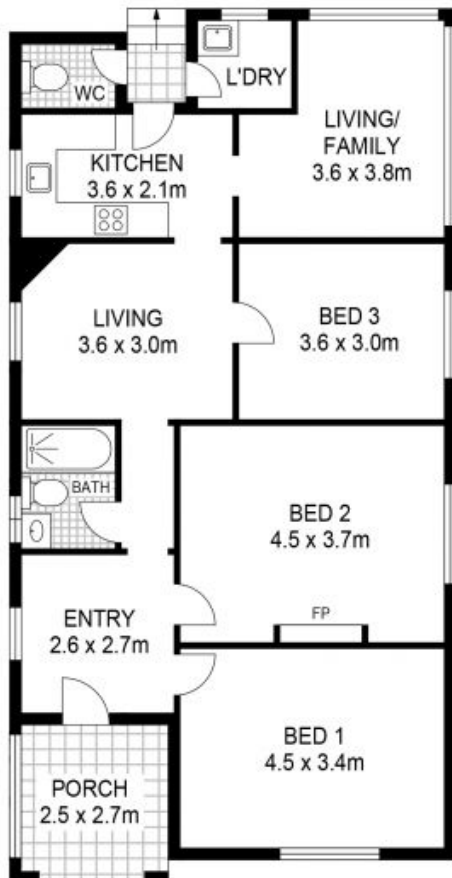
**Adam Scappatura** **Frank Settineri**

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GRANNY FLAT



SITE PLAN

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.



67 Princess Street  
BEXLEY

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time