

1, 6 The Grove, Ballajura







Under Offer in 4 days, Above advertised price - Parkside Heaven

Under Offer in 4 days, above advertised price - Welcome to a home that epitomises comfort, convenience, and serenity. Step inside this three-bedroom, 1-bathroom brick and tile abode in North Ballajura, and you'll instantly be captivated by its charm and potential.

An ideal choice for downsizers and retirees, first home buyers and investors, this property is set apart by its private courtyard offering spectacular views of Central lake and parklands. Imagine waking up to stunning vistas each morning and savouring your morning coffee while the world awakens around you!

The open-plan kitchen and meals area benefits from the picturesque outlook, along with the great-sized patio - your ticket to alfresco living and an escape from the hustle and bustle. Regardless of the weather outside, comfort is always maintained in this haven. Enjoy a split system air conditioner, and as the weather cools, the gas bayonet in the living room provides further relief.

Nestled in the highly sought-after area of North Ballajura, this home offers convenience in spades. Schools, local shopping, public transport, and parks are all just a short stroll away. With easy access to arterial roads such as Alexander Drive, Hepburn Avenue and Tonkin Highway, you can get anywhere you need, hassle-free.

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Price	SOLD for $365,000
Property Type	Residential
Property ID	29195

Agent Details

Rick Milankov - 0402 676 050

Office Details

Xceed Real Estate - Sales
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Secure this solid investment today by contacting Rick Milankov from Xceed Real Estate on 0402 676 050 or at Rick@xceedre.com.au

Features include:
3x1 brick and tile villa in small group of 6
Absolute parkside location
Built-in robes in all bedrooms
Security screens on windows and external doors
Split system AC in the kitchen/meals
Gas bayonet in the lounge room
Single covered carport with storeroom
Paved patio with pergola and park access
Ceramic floor tiling (carpet in bedrooms and lounge)
Double linen press
Vertical blinds throughout

Location (approx. distances):
630m The Marketplace Ballajura IGA
640m The Alexander Bar & Bistro
300m Alexander Heights Park (walk)
450m Illawarra Primary School
2.6km Ballajura City Shopping Centre
3.5km Ballajura Community College
4.5km Tonkin Highway access

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