



**PRICE GUIDE:** \$580,000.00

Area: 607 m2

Council Rates: \$4,610.00 p.q.

### Looks Can Be Deceiving!!!

Quietly positioned in the highly sought-after suburb of Annandale, this low-set home is designed to deliver superb liveability for a growing family, across a versatile layout.

The home is spacious with contemporary tones and has undergone a recent refurbishment that will ensure the new owners can move right in and enjoy.

Situated on an easy-care block, it's convenient to public transport, shops and restaurants while also accessible to schools.

\*\*\* Currently tenanted on a periodic lease at \$600 per week

#### THE PROPERTY

- Fully repainted with new carpets & led lighting
- 4 large private bedroom
- Combined open-plan lounge & dining
- Well-appointed family bathroom with bathtu



**Nathan Lynham**  
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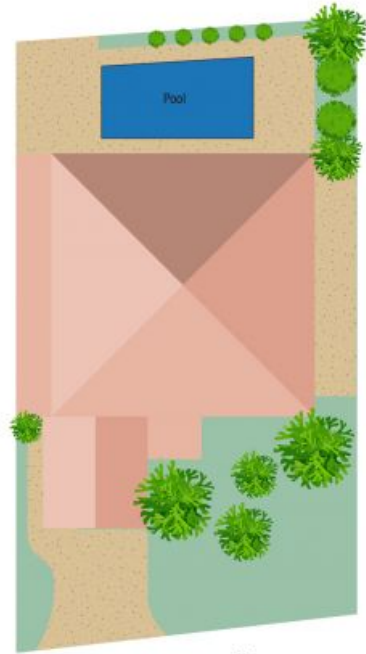


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Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

**TOTAL AREA : 255.8 sq.m**

**20 Sinclair St, Annandale**