

# Elders



## 52 Carinya Road Girraween NSW

Impressive, immaculate, modern & convenient. This 3 bedroom 2 bathroom single storey Torrens Title duplex home is presented in as new condition and is ready and waiting for it's new owner to simply move in, relax and enjoy.

Conveniently located near Girraween Public School & selective High School, St Anthonys Catholic School and Toongabbie train station the duplex has the benefit of being street facing and feels more like a house than a duplex.

Spacious living and dining areas are filled with natural light and offer timber laminate floors, split system air conditioning, gas heating provision and glass sliding doors that open out to a beautiful courtyard with established rose gardens and lawns.

The kitchen has gas cooktops and a dishwasher, while each of the 3 bedrooms have built in wardrobes - the master with ensuite bathroom and split system air

**Price** : \$ 506,000

**View** : <https://www.elderstoongabbie.com.au/sale/nsw/parramatta/girraween/residential/semi-detached/5875948>



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