



### 9 Cornock Avenue Toongabbie NSW

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This character filled cottage within a short walk to Pendle Hill High School, sits on a 607m<sup>2</sup> block with 15.24 metre frontage, which subject to council approval could be used for duplex development. Alternatively, there is also potential for renovators will see the potential to update this character home and make it shine again or the savvy investor to add to their portfolio.

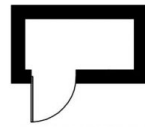
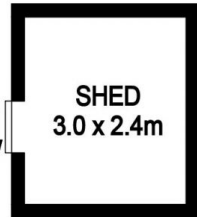
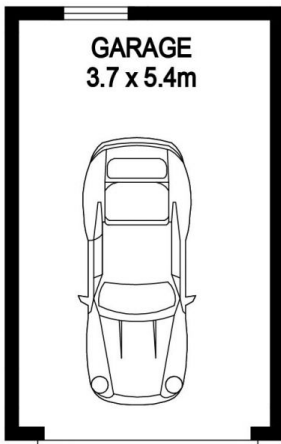
Complete with three bedrooms, one bathroom, two toilets, original kitchen, combined lounge and dining, north facing alfresco entertaining area at rear, single lock up garage, plus garden shed and a fenced backyard with plenty of room for children to play.

Features include: exterior cladding, roller shutters on front windows, high ceilings, built-ins in master bedroom, ceiling fan in lounge and generous sized rooms. Whilst it could

**Price** : \$ 790,000  
**Land Size** : 607 sqm  
**View** : <https://www.elderstoongabbie.com.au/sale/nsw/western-sydney/toongabbie/residential/house/5877416>



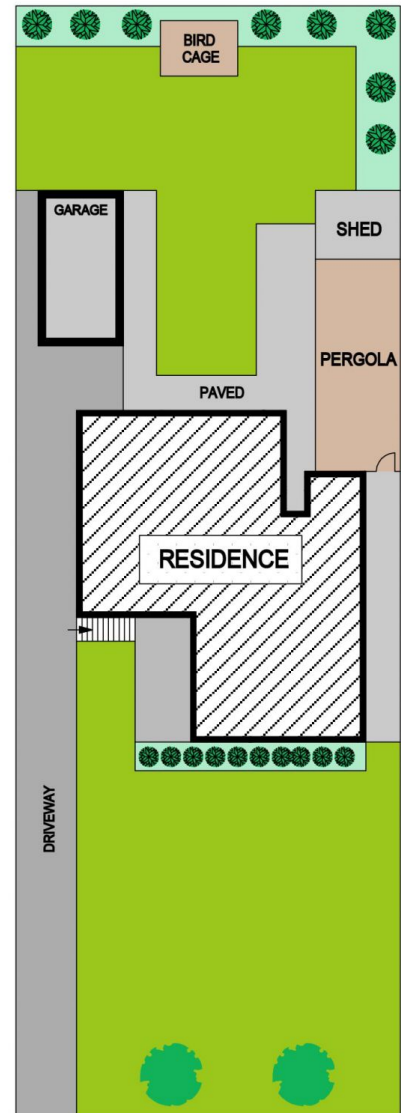
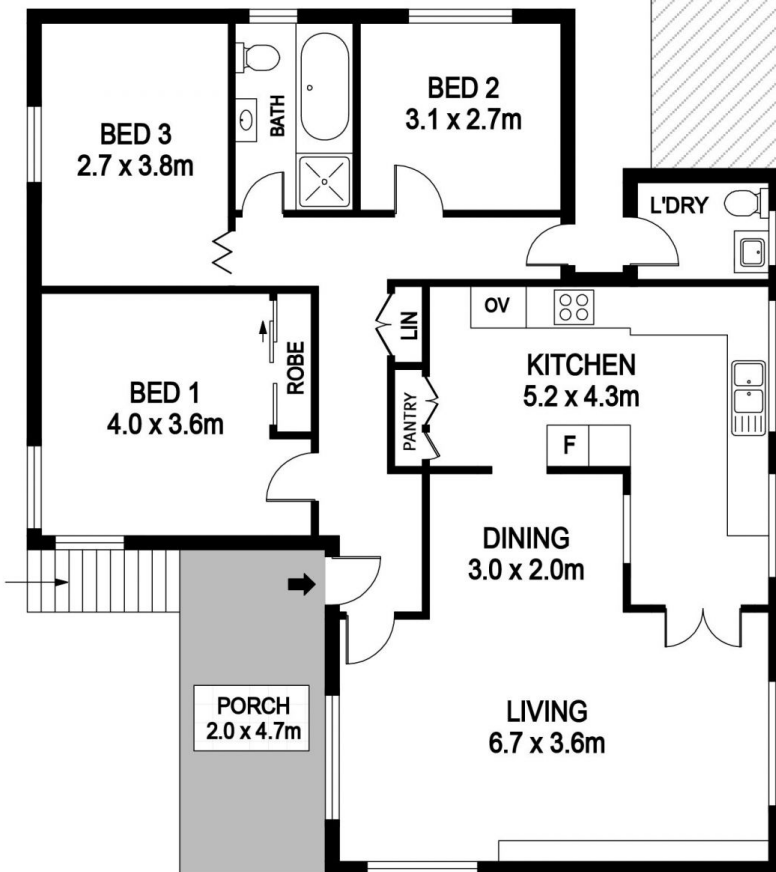
**Matt Barham**  
**02 9896 2333**



BIRD CAGE  
1.6 x 0.8m



PERGOLA  
3.1 x 8.1m



## 9 CORNOCK AVENUE, TOONGABBIE

### DISCLAIMER

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.

