



**TOONGABBIE**

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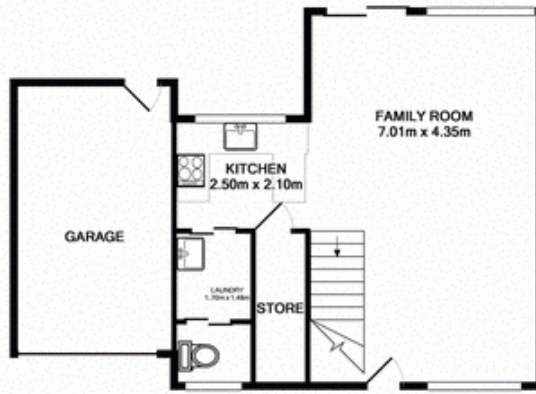
If location is paramount, and you seek an ultra modern lifestyle with loads of space then this is the one you've waited for. Positioned inside a modern complex and within 5 minutes walk to train station, shopping plaza as well as the popular Metella Rd schools, this is one of the best locations you'll find. Modern conveniences will ensure your comfort such as an ensuite and air conditioning to the master bedroom, built in wardrobes in each of the two bedrooms, a lock up garage, kitchen with gas cooktops, a third toilet downstairs, spacious air conditioned living/dining room and tiled floors throughout the ground floor. The huge grassy courtyard is level and ideal for entertaining family and friends while children have room to play in safety. Definitely one for those buyers who value convenience and comfort.

**View :** <https://www.elderstoongabbie.com.au/sale/nsw/western-sydney/toongabbie/residential/townhouse/5877739>

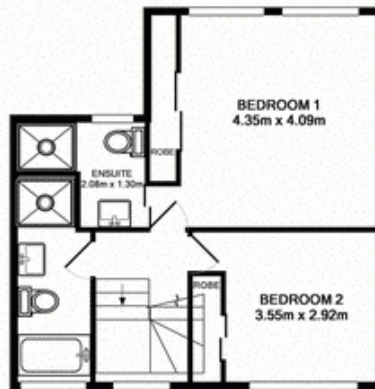


**Nick Bardon**  
**02 9896 2333**

TO BE AUCTIONED ON SITE SATURDAY 1ST



GROUND FLOOR  
APPROX. FLOOR  
AREA 58.2 SQ.M.  
(627 SQ.FT.)



1ST FLOOR  
APPROX. FLOOR  
AREA 43.0 SQ.M.  
(463 SQ.FT.)



TOTAL APPROX. FLOOR AREA 101.2 SQ.M. (1090 SQ.FT.)  
(Excluding Garage)  
Measurements are approximate. Not to Scale. For illustrative purposes only.