



REALTY GROUP



### 38 Illawarra Street Appin NSW

4 3 2

If its a functional yet flexible floorplan you are after then you must consider an immediate inspection on 38 Illawarra Street. With a wide block incorporating a perfect bushland backdrop you will feel that your tree escape has arrived. With a huge amount of off-street parking taken care of, you'll house all your toys and even maintain easy access to the rear if needed.

- \* 4 great sized bedrooms - 3 with built ins wardrobes
- \* Master bedroom has a tiled ensuite as well as a walk in wardrobe
- \* Kitchen has a plentiful of cupboard space with an induction cooktop
- \* Main bathroom is tiled and includes the toilet and corner

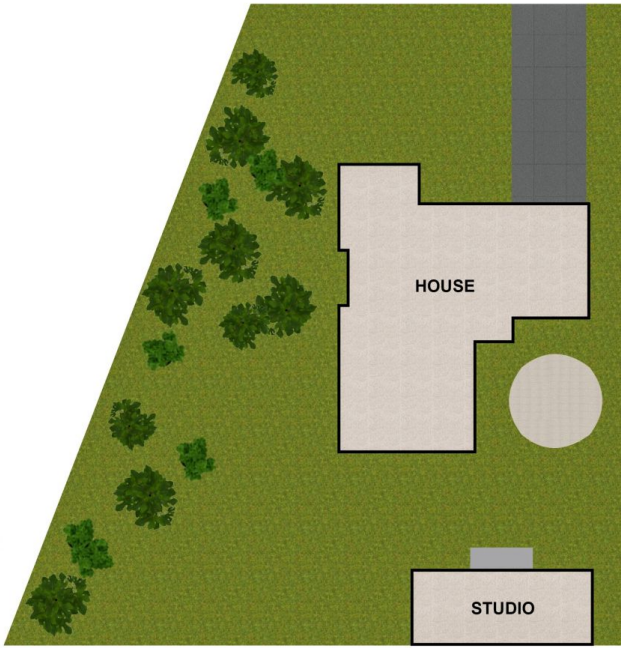
**Price** : \$ 940,000  
**Land Size** : 1593 sqm  
**View** : <https://www.zrealtygroup.com.au/sale/nsw/southern-highlands/appin/residential/house/7773930>



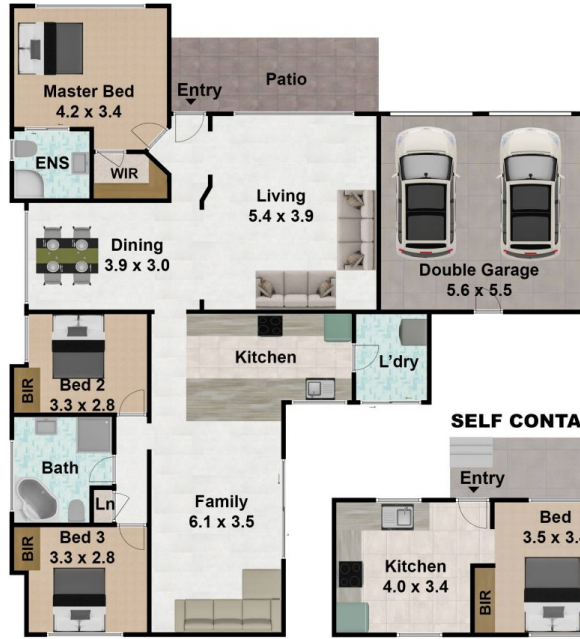
**Derek Stone**  
02 4610 7980

<https://www.zrealtygroup.com.au>

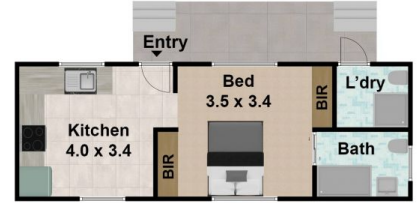
**SITEPLAN**



**HOUSE**



**SELF CONTAINED STUDIO**



# 38 Illawarra Street, Appin NSW 2560



**DISCLAIMER: THIS IS FOR ILLUSTRATIVE PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND IT DOES NOT CONSTITUTE PART OF ANY LEGAL DOCUMENT.**  
All dimensions are approximate. Actual dimensions may vary. Floor plan prepared by uploadit.com.au 0401957996

REALTY GROUP