# View by Appointment

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108/43 Cranbrook Street Botany NSW

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## Boutique Townhouse

FOR A PRIVATE INSPECTION PLEASE CONTACT THE AGENT DIRECTLY – this is in order to protect the Community and in line with advice received from the WHO and Australian Government.

Stunning as new townhouse, privately located in boutique secure block, in the heart of Botany.

Light and bright it offers three levels of ample, modern living spaces, stone top kitchen fully fitted with European style appliances, indoor outdoor living and dining, private community style kids' playground in a small block with dual street access. It suits investors looking for high rental returns and ideal for families that love eastern suburbs lifestyle, close to cafes, restaurants, parks, beaches, great school options and easy transport solutions.

• Designer full size, European style kitchen with Miele stainless steel appliances including dishwasher and gas cooktop
• Caesar stone benches and breakfast bar
• Generous lounge/dining room with floating timber floors
• All bedrooms with built in robes, and master with ensuite
• Centrally controlled, ducted air-conditioning throughout
• Multiple outdoor areas with precious north facing rear aspect
• Side by side, secure double garage plus storage room
• Great investment opportunity offers exceptional rental yield returns and growth
• Close to Westfield Shopping Centre, Botany Shops, great schools, parks and beaches with easy access
• Pet friendly boutique block with integrated kids playground area and BBQ facilities.

It's a must see for investors, upsizers and families!!!
For more information please call Nick Muzha on 0405 143 472

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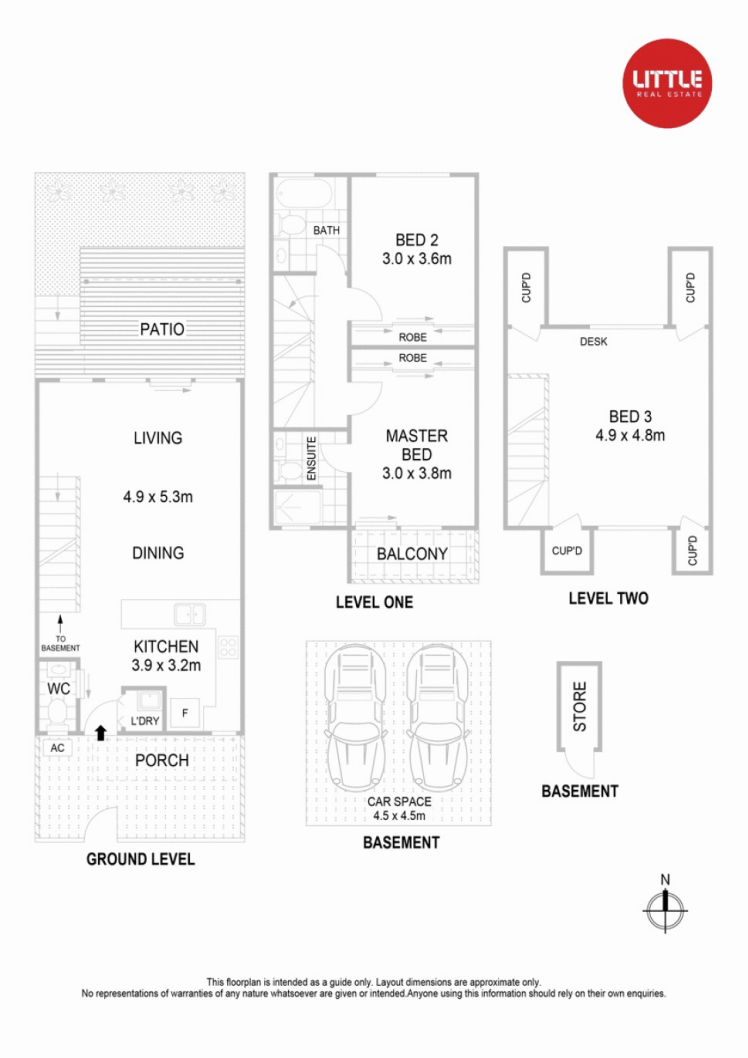
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