



## FOR SALE

### FOUR BEDROOM ENTERTAINERS PARADISE!

**\*PRIVATE INSPECTIONS ONLY BETWEEN 4PM - 8PM\* PLEASE EMAIL ME TO CONFIRM AN INSPECTION TIME.**

Are you looking for a house with room inside and out? Look no further, we have found it for you! Bond Property Group is proud to bring to market 30 Spence Place, St Helens Park. With four bedrooms, large living spaces, modern kitchen, huge pergola area, in-built children's play area, beautiful pool and situated on a quiet cul-de-sac. This house has everything your family needs.

This house is located in a quiet, private cul-de-sac with a children's playground opposite. Inside you will find a large living and dining space with split system air-conditioning, ceiling fans and downlights. The modern kitchen includes gas cooking appliances, double sink, dishwasher, breakfast bar, huge pantry and cupboard space. The kitchen and dining room open to the large, covered pergola, making al-fresco living a breeze when having friends and family over.

The four, carpeted bedrooms are spacious, three of which have built-in wardrobes, ceiling fans, downlights and split system air-conditioning. The two way bathroom connects to the master bedroom and has floor to ceiling tiles, large bath and separate toilet. A second toilet is located in the internal laundry which also has ample storage space.

The large 728m squared block boasts a beautiful swimming pool, covered pergola area with ceiling fan, outdoor kitchenette with sink, pantry, cupboards and connectivity for a TV. A children's cubby house and shaded play area is ready built for the kids to run around. The house is powered by 25 solar panels with a 10kw system. Alongside the single garage, there are two additional sheds with plenty of storage space.

30 Spence Pl, St Helens Park is located less than 1km from St Helens Park Primary School, only a short drive to the local shops, and close to Campbelltown Hospital, Macarthur Square, train stations, bus stops and 35 drive to the Illawarra beaches. St Helens Park is a sought after area for families, offering plenty of parks and quality amenities in a safe, family orientated suburb.

#### Features:

Four bedrooms, three with wardrobes, air conditioning and fans

**4 BED | 1 BATH | 1 CAR**

**PRICE:**  
\$965,000

**OPEN FOR INSPECTION:**  
N/A



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# 30 Spence Place, St Helens Park



SITE PLAN

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.