Sold

Cappello & Co Property

26 BROOKS STREET, GRIFFITH, NSW, 2680

4 | 2 | 2









WHERE SPACE, STYLE AND LOCATION ALIGN

A refined take on contemporary family living, this single-level, four-bedroom, two-bathroom home delivers space, versatility and an effortless connection to the outdoors. Positioned in the sought-after Clifton Park precinct, it balances the ease of single-level design with the flexibility of dual living zones, all set within 776 sqm (approx) of beautifully maintained surroundings.

Generous proportions are immediately evident inside, where a light-filled kitchen caters to every occasion with quality appliances and ample seating around the bench, perfectly sized for hosting seasonal events, evening drinks or early morning breakfast before the school rush. Two substantial living areas, a rumpus room and a light-filled open-plan family/meals area, offer plenty of room for growing needs, the latter extending to a covered alfresco terrace, where the lush, fully fenced lawn provides the perfect backdrop for long lunches and quiet moments alike.

The main bedroom sits privately to the front, fitted with a walk-in robe and ensuite, while three additional bedrooms share a central bathroom to the rear - creating an ideal footprint for families of all ages. A full-sized laundry with external access, a double garage with drive-through yard entry, and reverse-cycle ducted heating and cooling underscore the home's turn-key appeal, whilst the 5.5kW solar system adds efficiency and a desirable cost-effective bonus.

With Scenic Hill Reserve within walking distance and local schools, daycare centres, cafes and Ted Scobie Oval all close by, this is an exceptional opportunity for those seeking space, convenience and a location that truly delivers.

PRICE:
$790,000

OPEN FOR INSPECTION:
N/A

Gavin Cappello // 0458 684 518

gavin@cappelloco.com.au // cappelloco.com.au

Sold

Cappello & Co
Property

26 BROOKS STREET, GRIFFITH, NSW, 2680



Gavin Cappello // 0458 684 518

gavin@cappelloco.com.au // cappelloco.com.au

Cappello & Co
Property



This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.
BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout.
All enquiries must be directed to the agent, vendor or party representing this floor plan.

26 Brooks Street, Griffith NSW 2680