

3 YATE PLACE, NARELLAN VALE, NSW, 2567



FOR SALE

LUXURIOUS TRIPLE-EVERYTHING FAMILY HAVEN IN NARELLAN VALE

Nestled in the tranquil surroundings of Narellan Vale, 3 Yate Place emerges as an exceptional opportunity for first home buyers and savvy investors alike. This delightful three-bedroom residence is set within a peaceful cul-de-sac, offering the perfect blend of community charm and convenience.

Stepping onto the property, you'll be greeted by an established front garden and a lengthy driveway, leading to a double drive-through garage, providing ample parking for multiple vehicles. The impressive 21-meter frontage invites you into a home that promises space and comfort.

Each of the three well-proportioned bedrooms comes complete with built-in robes, with the master enjoying the luxury of ensuite access. Whether it's the large formal lounge or the inviting dining area, these spaces are designed for relaxation and entertainment. The adjoining casual meals area and well-appointed kitchen ensure that every family gathering is a memorable one.

The generous 543 square metre block allows for a spacious outdoor entertaining area, which flows seamlessly into a level, grassed backyard, where children can revel in the joy of outdoor play, with plenty of room for a trampoline and other toys.

Perfectly poised just a stone's throw from local Child Care Centres, Primary and High Schools, not to mention the local playground and Reserve, this property offers a lifestyle of ease and accessibility. A mere 5-minute drive takes you to the bustling hubs of Narellan Town Centre and Mount Annan Marketplace, ensuring all your amenities are within easy reach.

Don't miss out on the chance to make 3 Yate Place your new family home or a prized addition to your investment portfolio.

3 BED | 2 BATH | 2 CAR

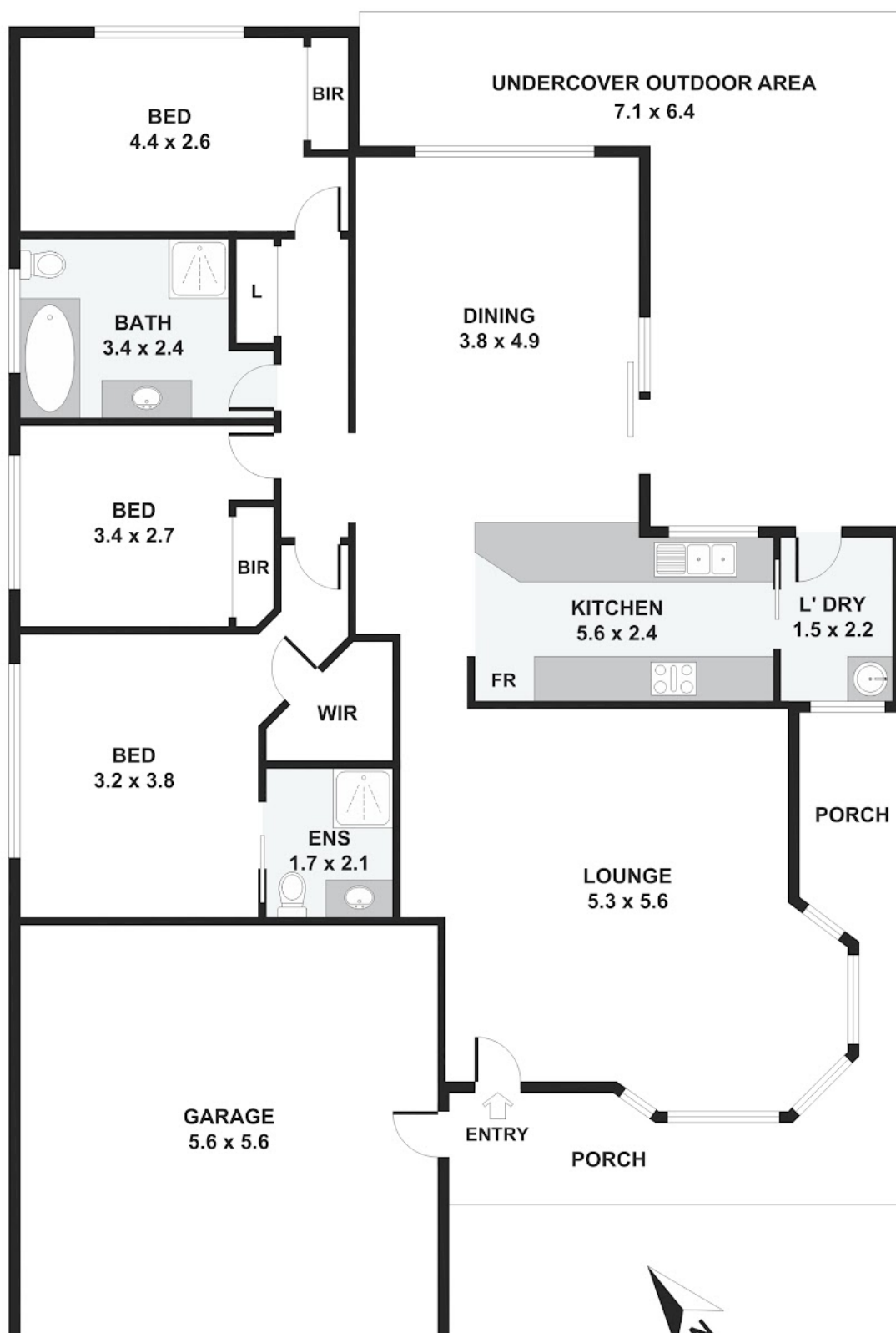
PRICE:
\$1,050,000

OPEN FOR INSPECTION:
N/A



Matt Attia
0401118102
mattattia@atrealty.com.au
mattattiarealestate.com.au

3 Yate Place, Narellan Vale



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.

Please note: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.