



# FOR LEASE

## DEPOSIT RECEIVED

Occupying a premium rear position within a boutique complex, this fully renovated three-bedroom villa offers a perfect blend of style, and convenience. Designed for comfortable, low-maintenance living, the property features light-filled open-plan interiors complemented by quality modern finishes throughout.

### Features include

- As-new floating floorboards throughout
- Three generously sized bedrooms, all with built-in wardrobes
- Master bedroom complete with private ensuite
- Light-filled open-plan living and dining areas
- Separate tiled eat-in dining space
- Renovated kitchen with stone benchtops and gas cooking
- Internal laundry
- Expansive wraparound, sun-drenched paved courtyard
- Lock-up garage
- Well-maintained boutique complex with visitor parking
- Conveniently positioned within walking distance to Eastwood Public School, St Kevin's Catholic School, and Marist College, and only moments to shops, transport, parks, and childcare centres.

### Location Highlights:

- Approx. 250m to Terry Road bus stop
- Approx. 400m to Brush Farm Park
- Approx. 950m to Eastwood Public School
- Approx. 1.1km to Marist College Eastwood
- Approx. 1.2km to Eastwood Shopping Centre
- Approx. 1.5km to Eastwood Railway Station
- Approx. 2.5km to Carlingford Shopping Centre

### Application Particulars:

- Available: Now
- Lease Term: 6 or 12 months
- Apply via Ignite on realestate.com.au

3 BED | 2 BATH | 1 CAR

**PRICE:**  
\$900 per week

**OPEN FOR INSPECTION:**  
N/A



**Daniel Sciberras**  
0433101027  
daniel.sciberras@atrealty.com.au  
[buyingsellingrenting.com.au](http://buyingsellingrenting.com.au)

# Unit 3, 8 Sybil Street, Eastwood

3 Bed 2 Bath 1 Car



FLOOR PLAN



SITE PLAN

## LEGEND

1. Driveway
2. Porch
3. Clothes Line
4. Hot Water Tank

Internal : 126m<sup>2</sup>



All information contained herein is gathered by Little Hinges. Whilst the scanning technology is highly reliable, we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

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.

Daniel Sciberras  
0433101027  
daniel.sciberras@atrealty.com.au  
buyingsellingrenting.com.au

