



2/35 The Parkway Balgownie, NSW 3 2 2

Family-friendly townhouse with picturesque views

Enjoy a blue-ribbon Balgownie lifestyle with this spacious home, set peacefully an approx. 600m stroll from the heart of the village. Spanning a light and bright tri-level design, and boasting ample space for a young family including two large decks and a private backyard, it's beautifully appointed for modern comfort and perfectly placed to cafes and shops, local parks and CBD transport.

- Exceptionally private north-west aspect with idyllic leafy views to escarpment
- Bright and airy open-plan interiors flowing to undercover entertaining
- Impressive kitchen providing electric appliances and an abundance of storage
- Generously sized master bedroom with ensuite and balcony; family bath with tub
- Robes throughout, split-system A/C, guest powder room, garage plus carport
- Tranquil position in a sought-after high side street address
- Approx. 500m to nearest city bus stop, James Pearson Park and playground
- Approx. 1.1km to Pleasant Heights Public School and less than 4km to the beach

The below rates are provided as a guide:
Council rates \$476.10pp approx.

Inspect: Saturday, 21st September 2024 9:45 - 10:15

Price: Price Guide \$895,000

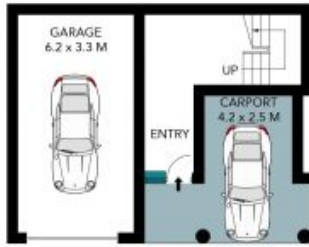


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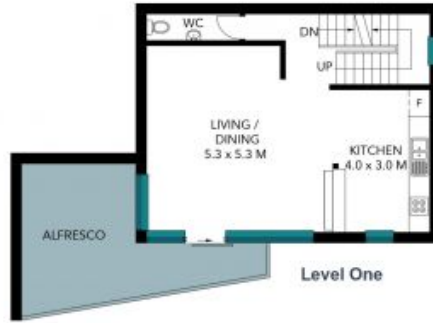


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2/35 The Parkway
Balgownie



Ground Level



Level One



Level Two



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.