

STONE



8 Vancouver Place Fairfield West, NSW

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## Charming First-Time Offering ? A Beloved Family Home on a Large Block with Endless Potential!

For the very first time on the market, this much-loved home is ready for a new family to create lasting memories. Set on a generous 676m<sup>2</sup> block in a great cul-de-sac, this residence boasts wonderful street appeal and a unique location backing onto Westfields Sports High School.

Inside, the flexible floor plan offers plenty of options: use the layout as three bedrooms with a retreat/nursery or transform it into a true four-bedroom home to suit your needs. Mostly original, with a family room extension that adds extra living space, this home invites you to bring your personal touch and updates.

### Features:

- 3 bedrooms with the flexibility for a 4th or parents' retreat or work from home office
- Family room extension for extra living space
- Freshly painted throughout
- Detached garage and workshop

**Inspect:**

Saturday, 9th November 2024 3:00 - 3:30

**Auction:**

30/11/2024 03:30 pm

**Price:**

Auction



**Michelle Balabka**

0419 473 253



**Russell Wyer**

0414 867 707



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Site Plan



(NOT IN POSITION)



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.

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The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.