



148 National Avenue Loftus, NSW

4 2 2

### Modern, versatile and spacious family living

Spanning over two levels, this spacious family home offers the versatility of multiple living areas, including a generous central living and dining, a downstairs games room, plus a rumpus room or second living. Outside is just as impressive, with a large entertaining deck, grassed yard and a separate bedroom/multi-purpose room. Families will love the convenience of shops, schools and transport close by.

- Sunny open plan main living and dining w/electric heater, a/c, balcony access
- Games room with built-in bar, rumpus room/second living space or home office
- Four bedrooms, all with built-in storage, main with access to the front balcony
- Large modern induction kitchen w/wine fridge, built-in microwave, stone benches
- Floating timber floors, two stylish bathrooms main with freestanding bathtub
- Expansive backyard with timber entertaining deck, studio/multi-purpose room
- Single carport with storage, extra off-street parking, extra storage in the yard
- Convenient location close to local schools, transport, shops and facilities

**Inspect:** Thursday, 17th October 2024 5:00 - 5:30  
 Saturday, 19th October 2024 1:15 - 1:45

**Auction:** 02/11/2024 09:15 am

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**Price:** Auction unless sold prior  
**Council Rates:** \$483.20 p/q



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Site Plan



First Floor



Ground Floor



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.



First Floor



Ground Floor



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.