



Fairy Meadow, NSW
 13 McGrath Street

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 BED BATH CAR

LIVE IN OR INVEST

Location! Location! Location! This well presented single level home is an ideal place for the family or the astute investor. 16M frontage zoned R2. Features a detached one bedroom self contained granny flat for those looking for an awesome investment. Granny flat is currently rented for \$350 pw. Features include polished timber floors, air con, decent sized bedrooms, 2 with built-ins, Functional kitchen with caesar stone bench top, new Euromaid ceramic hotplate, renovated main bathroom with spa bath and separate shower, extra shower in the laundry, single lock-up garage. Enclosed backyard with an undercover entertainment area and a pizza oven as a bonus. Walking distance to public transport, Fairy Meadow shops, Fraternity Club or TAFE and Wollongong University. Short drive to local beaches and Wollongong CBD.

\$1,000,000-\$1,100,000

Council Rates: \$569/qtr (approx)

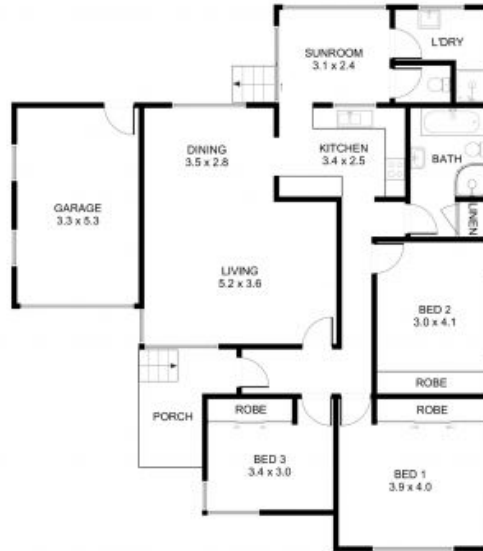
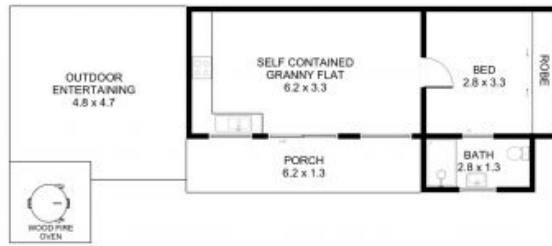
Contact: Paul Spinelli
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Type: House

Sold Date: 09/12/2021

Land: 588Square Metres

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DISCLAIMER Spinelli Real Estate used the best endeavours to make the information on this floorplan accurate and true. Unit areas if shown are approximate only. Spinelli Real Estate do not guarantee or warrant the accuracy or correctness of any information or statement contained in the above floor plan. Buyers should not rely on this floorplan as indicating the final design, appearance, content or as constructed format of the building. Buyers must make and rely on their own enquiries and should obtain advice in making any decision based on the information contained herein.



Plans shown are only indicative of layout. Dimensions are approximate.

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