

# THE PROPERTY CO.

GROUP



## 12 Nolan Avenue Engadine NSW

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Welcome to 12 Nolan Avenue Engadine, an immaculately presented single-level property is conveniently located within walking distance to shops, schools and transport. It offers the benefit of multiple living areas, including a separate sun-drenched loungeroom and a spacious open plan, living, dining and kitchen. A well-thought out layout and lots of storage including an under house workshop and storage area, make it the perfect family home.

- ? Light-filled front loungeroom
- ? Generous open plan kitchen, dining and family room with split system air-con
- ? Three good sized bedrooms all with built-in wardrobes
- ? Renovated modern and spacious kitchen with dishwasher and lots of storage
- ? Stylish updated main bathroom with separate toilet
- ? Superb under house workshop/rumpus space and

**View :** <https://www.thepropertyco.com.au/8081198>



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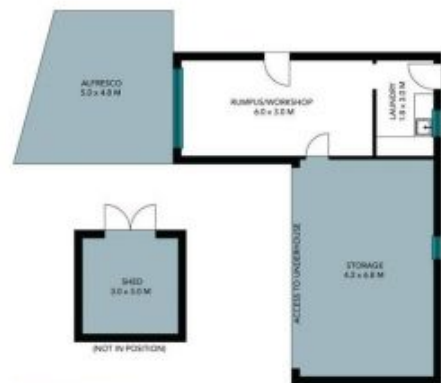
<https://www.thepropertyco.com.au>



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.