



43 Feramin Avenue, **Whalan**

**\$480K SOLD BY JULIA 0447 760 255!**

**SOLD BY JULIA CAO IN 2 WEEKS FOR \$480K!**

- This 3 bedroom home in a clean and tidy condition and situated on a large approx. 620 sqm clear rectangle block, with side access, with excellent potential for a granny flat development (S.T.C.A.)
- Solid timber flooring makes for a quick home makeover.
- Generous bedroom sizes.
- Original kitchen with gas cooking and plenty cupboard space.
- Separate dining and formal lounge.
- Internal laundry.
- Tandem secure carport.
- Fully fenced backyard.
- Gas hot water system.

**Excellent location:**

Approx. 12 mins walk to local Whalan School & Shops and approx. 4 mins drive to Mount Druitt Westfield and the Station.

Potential market rental return of approx. \$320-\$340 per week.

3 1 2

620 sqm

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ID# 11610100693



**Julia Cao**  
0447 760 255