

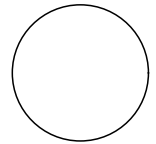


**17 Moresby Place, ALLAMBIE HEIGHTS**  
**Bidding from \$1.25 million**

Property ID: 6485379



Land Area: 601 sqm



**SMILE ELITE NSW**  
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**Potential Plus, with two street frontages, What more could you want?**

This original family home is situated in the beautiful Moresby Place, with dual street access from Owen Stanley Ave. Moresby place has a large open park in the middle of the street surrounded by homes, perfect for the kids to play in safely. Only minutes level walk to Allambie Shops, School, & Express buses, yet perfectly quiet.

The large flexible floor plan is ripe for a renovation. There is a large L-shaped lounge dining, plus a rear sun room, both which lead onto spacious decks, the front facing East for the morning sun, and opposite Allenby Park Reserve. The Large kitchen is well laid out with a generous pantry plus a skylight to provide plenty of sunlight. The main bedroom has a spacious mirrored robe plus a leafy green outlook.

There is a separate two storey extension with internal access that is perfect for extended family or rental Income (STCA), with 3 bedroom plus separate living area with separate access. Brick & tile for much of its construction, there is huge potential to bring this home into the 2000s with a thought-full renovation, without the need to rush as it is perfectly livable.

The front yard is fully fenced with a large brick fence, plus a single lock-up garage under, and a large rear yard accessed off Moresby Place.

**Features**

- Close to Schools
- Close to Shops
- Close to Transport

17 Moresby Place, Allambie Heights



**Ray White®**

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