

64 Hertford St, Berkeley, NSW 2506

Sold - \$401,000

House 3  2  1 



MUST BE SOLD!

Due to unforeseen circumstances the property must be sold by AUCTION...

Love a bargain? Then look no further! This house is situated on a 569m² level block, offers over 16m of street frontage and driveway access to backyard. With potential to build a granny flat or possibly a villa (STCA). The current dwelling offers three bedrooms, ensuite to the main, opened floor plan from the kitchen and dining right through to the generous living. Situated across the road from a peaceful park and sporting fields, only a stone's throw away from the local school and shops, blink and it will be gone!

*Water rates \$168.38PQ Council rates \$399.87PQ

Contract for sale & building inspection report available to assist interested bidders.

Terms of sale unless agreed otherwise - 35 day Settlement & 10% Deposit, NOT to be sold before auction.

Auction: Saturday 15th October 5:30pm Onsite

Reserve \$328,000

Open for Inspection

By Appointment.

Berkeley Market Facts

Overall House median sale price \$433,500

Three bedroom House Median sale price \$415,500

Four bedroom House Median sale price \$530,000

Median Price: The price of a property that falls in the middle of the total number of houses sold over a period of time, based on 86 house sales from 1 Sep 2015 - 12 Sep 2016.

2 Bedroom (no data - less than 10 sales).

3 Bedroom price is based on 51 house sales.

4 Bedroom price is based on 16 house sales.

Data supplied by RP Data Pty Ltd trading as CoreLogic

Listed By

Lindsay Begley

Phone: (02) 4271 4000

Mobile: 0412 661 512

Slavisa Djukic

Phone: (02) 42714000

Mobile: 0499 901 313

