

48 - 48a Lascelles St, Cecil Hills, NSW 2171

\$1,680,000

House 5 2 1



## Ideal for Families & Investors Alike

Perfectly positioned in a quiet, family-friendly pocket of Cecil Hills, this beautifully presented home offers the ultimate combination of space, flexibility, and income potential. Set on a generous block with a wide driveway and impressive street presence, the property features a renovated main residence along with a separate granny flat ideal for extended families, investors, or buyers seeking dual income opportunities.

**Open for Inspection**

By Appointment.

An outstanding opportunity to landbank in a rapidly growing suburb, this three-bedroom home boasts a functional, well-designed layout suited to a variety of lifestyles. Complemented by a well-proportioned two-bedroom granny flat, the property presents an excellent chance to secure a financially rewarding investment with stable, long-term tenants already in place.

### Main House Highlights

- \* Three generous bedrooms, all with built-in wardrobes
- \* Well-presented main bathroom
- \* Tiled flooring throughout the home
- \* Light-filled open living and dining areas
- \* Functional kitchen with ample storage space
- \* Private backyard, ideal for relaxed family enjoyment
- \* Single secure lock-up garage with internal access
- \* Internal separate laundry
- \* Split-system air conditioning system
- \* Spacious wide driveway with drive-through access
- \* Estimated rental return of approximately \$800-\$850 per week

### Granny Flat

- \* Approved granny flat
- \* Two bedrooms with built-in robes
- \* Fully self-contained with separate private entry
- \* Spacious open-plan living area with a modern kitchen and gas cooking
- \* Ducted air conditioning and downlights throughout

### Listed By

Binh Huynh

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