



### 13 The Mall Warrimoo NSW

4 2 1

**LOCATION:** Nestled in a quiet family friendly street, with all the convenience of being within 1.1km to Warrimoo Station, shops, Warrimoo Public School, local parks, bush walks and easy access to the Great Western Highway.

**STYLE:** Modern two storey brick home with tile roof sitting on a usable 796m2 (approx.) block.

**LAYOUT:** Four good size bedrooms plus a study - two with built in robes, two main bathrooms - upstairs bathroom newly renovated, downstairs bathroom has a double vanity with a convenient separate toilet, two spacious living areas including large downstairs lounge room opening up onto the dining area and kitchen, upstairs to the light and bright second family room with beautiful outlook.

**Type** : House  
**Price** : \$ 880,000  
**Land Size** : 796.7 sqm  
**View** : <https://www.chapmanrealestate.com.au/sale/nsw/hawkesbury/warrimoo/residential/house/7405645>



**Helen Harris**  
02 4751 8266



**Sarah Watson**  
02 4739 4311

[For full version visit the website](https://www.chapmanrealestate.com.au)

# 13 THE MALL, WARRIMOO



Lower Ground Floor



First Floor

**INTERNAL**  
178 m<sup>2</sup>

**EXTERNAL**  
48 m<sup>2</sup>

**TOTAL**  
226 m<sup>2</sup>

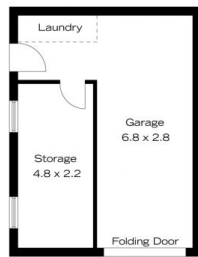


Ground Floor

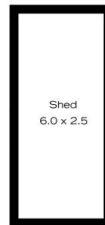


The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

# 13 THE MALL, WARRIMOO



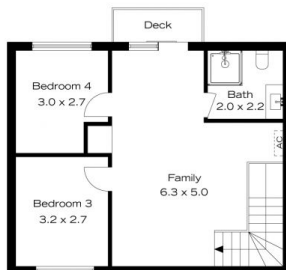
Lower Ground Floor



Shed  
6.0 x 2.5  
(Not In Position)



Under Cover Patio  
5.0 x 7.0



First Floor

**INTERNAL**  
178 m<sup>2</sup>

**EXTERNAL**  
48 m<sup>2</sup>

**TOTAL**  
226 m<sup>2</sup>



Ground Floor



The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.