



## 12 Edward Parade Wentworth Falls NSW

4 1 2

**LOCATION** - Enjoy the serenity in this sought after location. Positioned on a large flat block of 923m2 with a generous 23m frontage. This freshly renovated property is tucked away on a blissfully quiet street in Wentworth Falls. There are multiple walking tracks just around the corner, with bush scenery right on your doorstep. Restaurants, cafes, shops and train station are all only 2km away in the Wentworth Falls Village. Multiple schools, including Blue Mountains Grammar are all within a 3km radius. Enjoy a round of golf at the local country club or picnic at the Wentworth Falls lake, both under 2km.

**STYLE** - This two-storey brick and tile home has been freshly painted throughout with new carpets in the bedrooms and stylish hard floors on the lower level. Decorative Cornice throughout the property. The modern

**Type** : House  
**Price** : \$ 900,000  
**Land Size** : 923 sqm  
**View** : <https://www.chapmanrealestate.com.au/sale/nsw/blue-mountains-surrounds/wentworth-falls/residential/house/7879381>



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## 12 EDWARD PARADE, WENTWORTH FALLS



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

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

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



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.

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