



### 115 Bee Farm Road Springwood NSW

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**LOCATION:** Conveniently located just 1.8km to the amenity of Springwood village including rail, retail, café's and services while maintaining privacy in a quiet neighbourhood backing onto bush with stunning valley views.

**STYLE:** Set back off the street, single level gorgeous family cottage with tile roof, sitting on a flat and usable block of 784m<sup>2</sup> approx. block, with convenient lane way access next to the property.

**LAYOUT:** 3 bedrooms - two with built-in robes, 2 updated bathrooms (2nd in the laundry), 3 great size living areas - lovely main lounge room and open plan kitchen with dining/living area plus converted garage that is currently used as the 4th bedroom with external access.

**FEATURES:** Central kitchen with timber cabinetry, abundance of storage, fantastic island with breakfast bar, Miele dishwasher, electric oven and stove, multiple fans, gas log fire place, A/C unit, beautiful cypress timber floors throughout, sky light, storage room with plumbing for potential 3rd toilet, fantastic timber deck with new shade sail overlooking the beautiful fully fenced backyard featuring fruit trees, veggie garden, large garden shed and amazing valley views, plenty of off street parking for multiple cars, trailers, boat or caravan.

**Type** : House  
**Price** : \$ 890,000  
**Land Size** : 784.1 sqm  
**View** : <https://www.chapmanrealestate.com.au/sale/nsw/hawkesbury/springwood/residential/ho use/7906431>

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