



#### 44 Yoogali Terrace Blaxland NSW

3 1 1

**LOCATION** - Perfectly placed in a whisper quiet location with a stunning & tranquil bush backdrop. Convenient access to Emu Plains & Penrith city centre, walk to lookout with city views, bike tracks, bus and bush walks. Approx. 1km to the highly regarded local primary school.

**STYLE** - Vibrant & bright, this delightful split-level brick and tile house with a modern and fresh layout is positioned on a generous 697m2 (approx.) block.

**LAYOUT** - Stunning interiors with exceptional privacy, renovated kitchen and bathroom to a high standard, 3 generous bedrooms, open plan living leading to a separate dining, laundry, rear covered veranda.

**FEATURES** - Recently renovated kitchen (Nov 2019) with Silestone benchtops, soft close drawers, gas cook top,

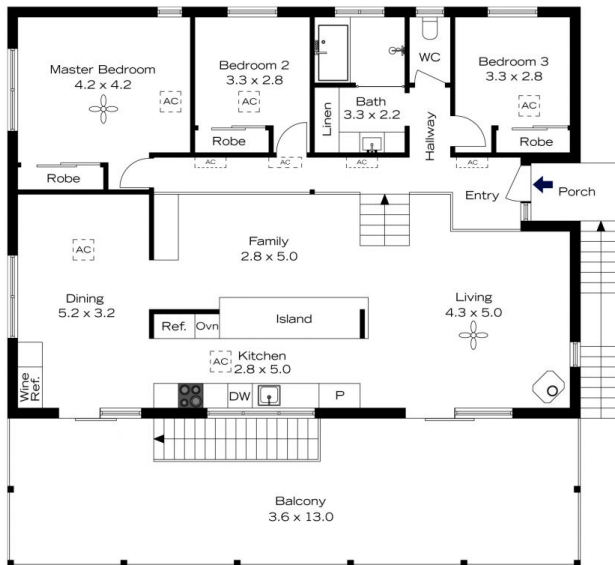
**Price** : \$ 1,080,000  
**Land Size** : 696.8 sqm  
**View** : <https://www.chapmanrealestate.com.au/sale/nsw/blue-mountains-surrounds/blaxland/residential/house/8081291>



**Sarah Watson**  
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# 44 YOOGALI TERRACE, BLAXLAND

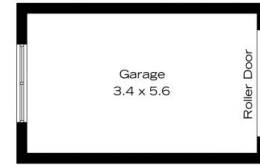


Ground Floor

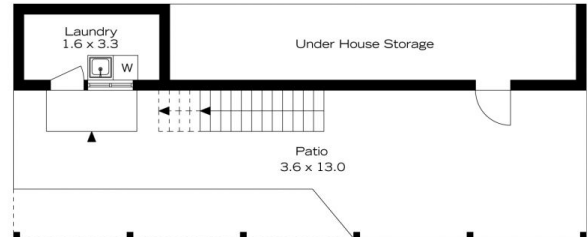
**INTERNAL**  
149 m<sup>2</sup>  
**EXTERNAL**  
88 m<sup>2</sup>  
**TOTAL**  
237 m<sup>2</sup>



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.



(Not In Position)



Lower Ground Floor

# 44 YOOGALI TERRACE, BLAXLAND

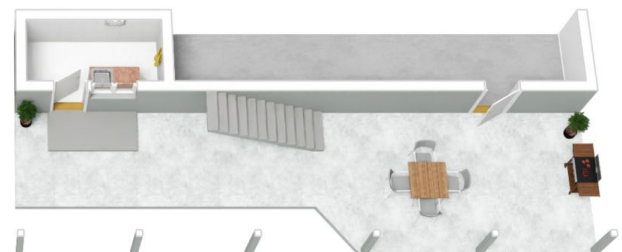


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Lower Ground Floor