



### 5 Tiffany Place Rooty Hill NSW

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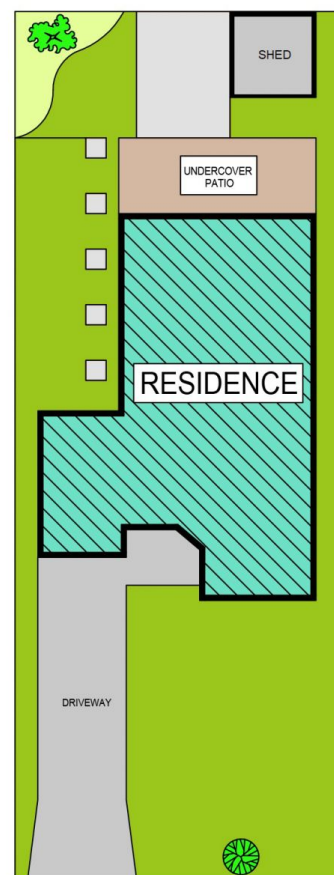
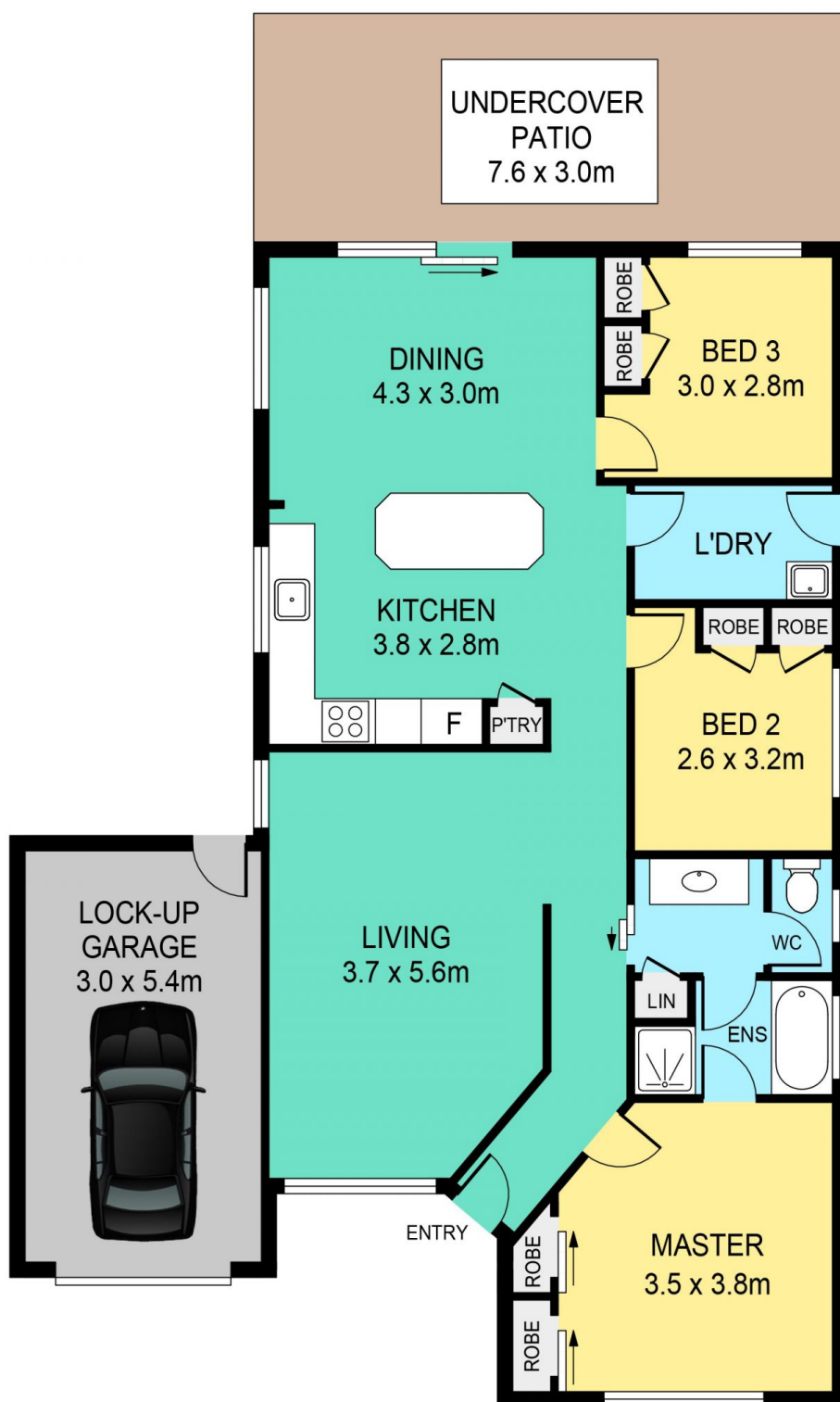
Centrally located in a quiet street close to Rooty Hill Train Station, Westfield Shopping Centre, Local Schools and Parklands, this low maintenance easy-care family home is a must see for investors, down-sizers and first home owners. Featuring:

- Free flowing floor plan with a spacious lounge room leading to open plan kitchen, and dining room
- 3 bedrooms, all with built ins, with main bathroom acting as an en-suite to Master
- Open plan gas kitchen with breakfast island overlooking alfresco entertaining area
- Functional three-way bathroom
- Low maintenance backyard with large storage shed
- Single lock-up garage
- Reverse Cycle Air Conditioning

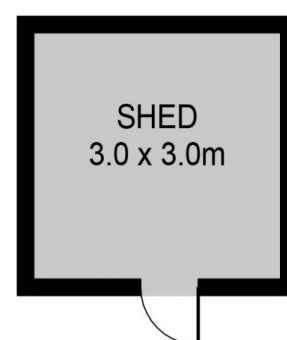
**Price** : \$ 580,000  
**Land Size** : 354 sqm  
**View** : <https://www.theavenuerealestate.com.au/5106422>



**Chris De Celis**  
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SITE PLAN



## 5 TIFFANY PLACE, ROOTY HILL

**DISCLAIMER:**

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY, ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.

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|----------|--------|
| INTERNAL | 102sqm |
| EXTERNAL | 32sqm  |
| GARAGE   | 17sqm  |