



**11/44 Thomas Street Parramatta NSW**

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Be surprised at all the extras and how spacious and light-filled this townhouse presents!

Large lounge room with floating timber flooring.

Modern kitchen with gas cooking, dishwasher and plenty of cupboard and bench space.

Tiled dining room looks out onto the paved back courtyard with lovely sunny northerly aspect.

All three bedrooms are generous in size and have built-in robes

The main bedroom is massive and has an en-suite and ceiling fan.

Large family size bathroom with separate bath, shower and toilet.

Sunny private courtyard with a fruit bearing orange tree as the centre piece.

Features and inclusions: an abundance of natural light throughout the townhouse. Ducted air conditioning in the

**View** : <https://www.awardgroup.com.au/lease/nsw/parra-matta/parramatta/residential/townhouse/5230477>