

**32A Berwick Street, Guildford, NSW 2161**

**LJ Hooker**

**House For Sale**

Thursday, 14 March 2024

32A Berwick Street, Guildford, NSW 2161

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Bryan Mahlberg  
0285951888



Lewis Likoudis  
0402524906

## **Auction - Bryan Mahlberg**

This ultra-modern residence offers large families a superb contemporary home with a generous design that's perfect for today's way of life. It provides a spacious living environment with its supremely well-designed two-level layout that focuses on low-maintenance in/outdoor entertaining with style and flair. This is the ideal property for those who demand perfection and wish to move into a designer home in mint condition that's within close proximity to Guildford Road's shopping precinct, neighbourhood parks, schools, the train station and everything else this up-and-coming suburb has to offer. Generous open design with high ceilings and cool tiled flooring. Crisp and bright interiors feature premium inclusions throughout. Quality kitchen with stone breakfast bar and integrated appliances. A covered outdoor dining patio and maintenance-free rear garden. Four upstairs bedrooms, the main has an ensuite, WIR and balcony. Downstairs study area, guest/5th bedroom and adjoining bathroom. Ducted air-conditioning, a lock-up garage plus an extra car space. Just a few footsteps to bus services connecting to Parramatta CBD.