



## 11/40 Cooyong Crescent Toongabbie NSW

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Never miss the train again! This beautiful 2 bedroom unit oozing with inner-city charm is the perfect destination for you to invest or call home. Quiet, private & only a stone's throw away from Toongabbie Station + shops, this property offers the perfect balance of convenience & lifestyle you've been looking for.

**Price** : \$ 503,000  
**Land Size** : 102 sqm  
**View** : <https://www.elderstoongabbie.com.au/sale/nsw/western-sydney/toongabbie/residential/unit/6487846>

### OCCUPIERS NOTE:

Filled with natural light & an ultra-functional floorplan, this home is an opportunity not to be missed. With built in robes to both beds, renovated kitchen & flooring throughout all you have to do is pick up the keys & move straight in.

### INVESTORS NOTE:

The strata managers truly care for this complex meaning your investment is well-maintained & hassle free. You can expect a rental return of approximately \$370pw & good



**Andrew Tour**  
02 9896 2333



**Marko Miletic**  
02 9896 2333



# Real Estate

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