



**31 Cobham Avenue MELROSE PARK NSW**

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Suitable for possible dual use commercial & residential subject to council approval

- \* Huge tiled lounge room suitable for potential shop frontage/ commercial use
- \* Ultra modern kitchen, gas cooking, microwave and dishwasher and stone bench tops
- \* Large family / dining room which opens onto covered patio and courtyard
- \* 3 spacious bedrooms all with built in robes.
- \* Master bedroom has ensuite
- \* Ultra modern main bathroom
- \* downstairs powder room
- \* Study nook
- \* Reverse cycle air conditioning
- \* Intercom
- \* Double Garage
- \* Walk to bus, train & ferry

**View :** <https://www.awardgroup.com.au/lease/nsw/north-ern-suburbs/melrose-park/residential/house/5229411>



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