



**22 Federal Road WEST RYDE NSW**

3 2 1

This attractive triple fronted family residence situated on a large parcel of land in a prime riverside location is within short walking distance of Meadowbank train station, ferry wharf and Meadowbank Park.

**View :** <https://www.awardgroup.com.au/sale/nsw/northern-suburbs/west-ryde/residential/house/5230006>

**Other Features Include:**

- \* 3 large carpeted bedrooms
- \* Generous entry foyer featuring double French doors leading onto carpeted front lounge room
- \* Main family bathroom with separate shower and bath with the potential to convert into an en-suite and walk in robe
- \* Neat and tidy eat-in kitchen featuring timber cabinetry, ample cupboard space and dishwasher
- \* Additional family/rumpus room to the rear of the home
- \* Large secure rear yard with plenty of room for the growing family
- \* Granny-flat and knock down rebuild potential (STCA)



**David Johnson**  
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