



5/77-79 Old Hume Highway Camden, NSW



Luxurious Lifestyle in over 55's Community

Nestled in a sought-after location in Camden, in a peaceful suburban street, this luxuriously and architecturally designed villa offers a maintenance free lifestyle. A convenient location, walking distance to Camden with its local stores, clubs, restaurants and trendy cafes.

Don't miss out on this rare opportunity to secure your dream home in this highly desirable over 55's community!

- Two well sized bedrooms with built-in robes to both bedrooms
- Open plan lounge and dining flows seamlessly to private alfresco area
- A sleek modern kitchen with stone benchtops and premium appliances
- Large bathroom wheel chair compliant and access
- Ducted air conditioning, LED downlights throughout
- Complete with blinds, drapes and screens to add a luxurious touch
- Fully maintained, community garden and on-site parking at the rear of the villa
- A peaceful and relaxing lifestyle in a secur



Allina Burke

0439 145 969

For more details please visit <https://www.gyproperty.com.au/7974446>



① Smoke Alarm

Unit 1
 floor area:
 living : 82.70m²
 alfresco : 7.50m²
 porch : 3.84m²
 total area : 94.13m²

NOTES:

- 1.24 floor height at 2000mm from floor level and 2000mm from ceiling
- 2. All doors have max force of 30 Newtons
- 3. All windows have max force of 30 Newtons
- 4. All windows are to be compliant with AS1428.1 (2009) Class 11.3
- 5. All windows are to be compliant with AS1428.2 (2009) Class 4.4.4

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Unit 2
 floor area:
 living : 82.79m²
 alfresco : 7.50m²
 porch : 3.84m²
 total area : 94.13m²

NOTES:

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CAMDEN COUNCIL
 Approved by the Council of Camden under the provisions
 of the Environment Planning and Assessment Act 1979
APPROVAL
 8/04/2021
 DEVELOPMENT APPLICATION
 DA 2020/250/1

NOTES:

1. Units shown are approximate and should be verified on site
2. All dimensions are to be taken in accordance to AS1428.1 (2009)
3. All measurements are to be taken in accordance to AS1428.1 (2009)
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Scale: 1:100

Drawn: 2291-25 r.m.cq

Check: 5 AG

DATE: 21-01-2021

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