






### 11 Brantwood Street Sans Souci NSW

4  2  2 

A unique and rare offering in Sans Souci. Located along side the bay, only a short walk to cafe's , transport and lifestyle venues is this 4 bedroom family home. Features include multiple lounge and dining areas, 2 bathrooms, a large wrap around verandah and an enormous rear yard .

The home itself has two kitchens, one upstairs and another down, with bedrooms available on both levels. A completely self contained lower level that would be ideal for the savvy investor looking to maximise their total profits.

The size of the land is a combination of both the original block of 465sqm and a current lease with the RMS for a further 490sqm ( approx) . The lease can be carried on by the new home owner if desired for a fee of approx \$25 per week (\$1300 per annum). This allowing you to be able to use the additional \$490sqm.

**Price** : SOLD - \$1,420,000

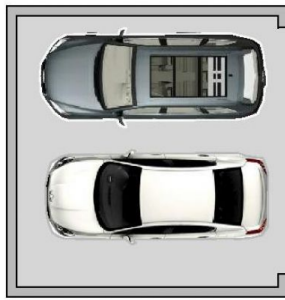
**Land Size** : 465 sqm

**View** : <https://www.jpagents.com.au/sale/nsw/st-george/sans-souci/residential/house/5847250>



**James Johnson**  
0415814740

# 11 Brantwood St Sans Souci NSW 2219



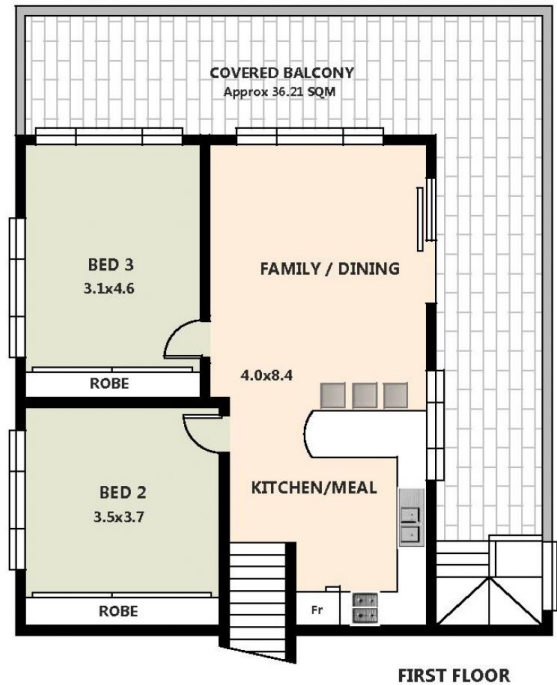
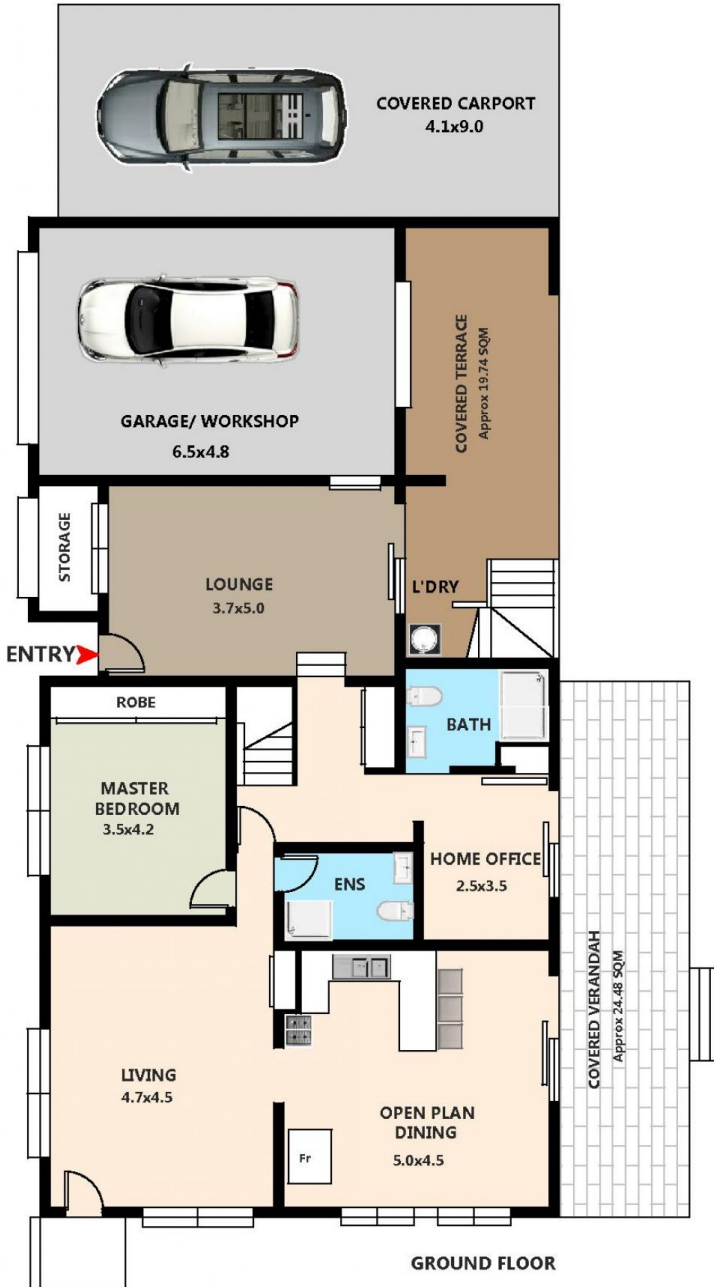
**COVERED CARPORT**  
5.7x5.9



**COVERED CARPORT**  
4.1x9.0



**SITE PLAN (Not to Scale)**



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All dimensions are approximate Actual dimension may vary