



### 53 Newham Drive Cambridge Gardens NSW

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It isn't often that a property in this tightly held suburb comes on the market. Positioned close to all the things the family needs this home is a perfect first start or investment. Featuring two separate living spaces, garage under the main roof and a fully fenced grassy block this will tick a lot of boxes. Bring your tools or a handy person as there's a little work to be done but it's just putting the icing on the cake on a solid investment.

- + Neat and simple layout
- + Two separate living rooms
- + Less than 1km to Coles
- + Less than 1km to Primary School and daycare
- + Land size of 762sqm (approx)
- + Fully fenced yard offering potential to extend (STCA)

**Type** : House  
**Price** : \$ 602,000  
**Land Size** : 762 sqm  
**View** : <https://www.aitkenre.com.au/8062259>

[For full version visit the website](https://www.aitkenre.com.au/8062259)



**Jim Aitken**  
Partners

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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