

4/85 Warrimoo Drive, Quakers Hill

Property Information Sheet

As your local real estate sales professionals, we are pleased to provide you with important facts, features and recent sales relevant to the above property.



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Total Size	315sqm
Ground Floor Size	232sqm
First Floor Size	83sqm
Age of Property	2005 21 years (approx.)
Aspect	North-East
Heating/Cooling	Split-System A/C & Ceiling Fans
Car Parking	Single Lock-Up Garage
NBN Availability	Yes – Hybrid Fibre Coaxial (HFC)
Rental Appraisal	\$750 to \$800 per week
Nearest Bus Stop	60m Away – Warrimoo Drive
Strata Rates	\$1,189.50 per quarter
Council Rates	\$470.00 per quarter
Water Rates	\$201.90 per quarter
Primary School Catchment	Quakers Hill Public School
High School Catchment	Quakers Hill High School

Contact Details:
Brendan Dabaja
Office

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Comparable Sales In Quakers Hill



153 Quakers Road, Quakers Hill

3 bedrooms 1 bathroom 2 cars 452 sqm

\$967,000

Sold on 7 Jun 2026



19a Samuel Place, Quakers Hill

4 bedrooms 2 bathrooms 2 cars 297 sqm

\$1,060,000

Sold on 21 May 2026



1/95 Pye Road, Quakers Hill

3 bedrooms 1 bathroom 1 car 254 sqm

\$900,000

Sold on 12 May 2026



30A Clinton Street, Quakers Hill

3 bedrooms 1 bathroom 2 cars

\$1,100,000

Sold on 7 May 2026



11B Pye Road, Quakers Hill

3 bedrooms 2 bathrooms 2 cars 404 sqm

\$1,021,111

Sold on 21 Apr 2026



42B Kennington Avenue, Quakers Hill

3 bedrooms 1 bathroom 1 car

\$1,000,000

Sold on 14 Apr 2026