

SOLD

COASTAL COMFORT ON A LARGE CORNER BLOCK

A rare find with serious space for vehicles, boats, caravans and trailers, this standout single-level home sits on a wide level frontage with a single lock-up garage and backyard shed for additional storage space.

Step inside to a functional easy-flow layout featuring three comfortable bedrooms, an open plan kitchen/dining area which leads to a separate living space with air conditioning and ceiling fans throughout. Outside, there's room for everything — whether you're parking the caravan, large vehicles, setting up a workshop, or even granny flat potential (STCA).

All this just minutes from Budgewoi Lake, schools, shops, beaches and the M1 motorway, blending everyday convenience with lakeside lifestyle.

- Three spacious bedrooms with ceiling fans, two equipped with built-in robes
- Large corner block with boating, trailer and caravan parking with a single lock-up garage
- Covered outdoor entertaining area/deck
- Potential for the addition of a granny flat (STCA)
- Modern renovations throughout including floorboards, air-conditioning, painting & a new roof
- Just minutes from Budgewoi Lake, beaches, local shops, local schools and public transport

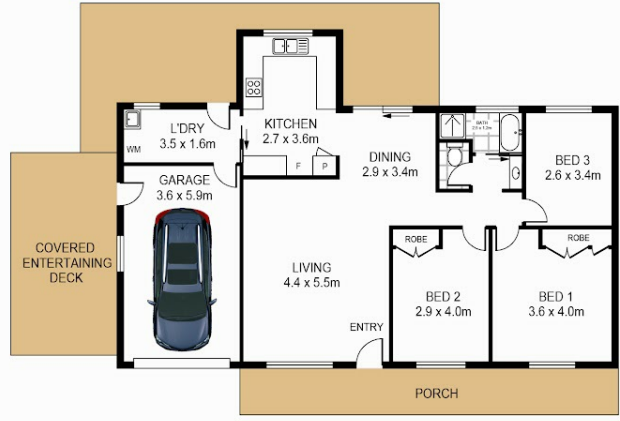
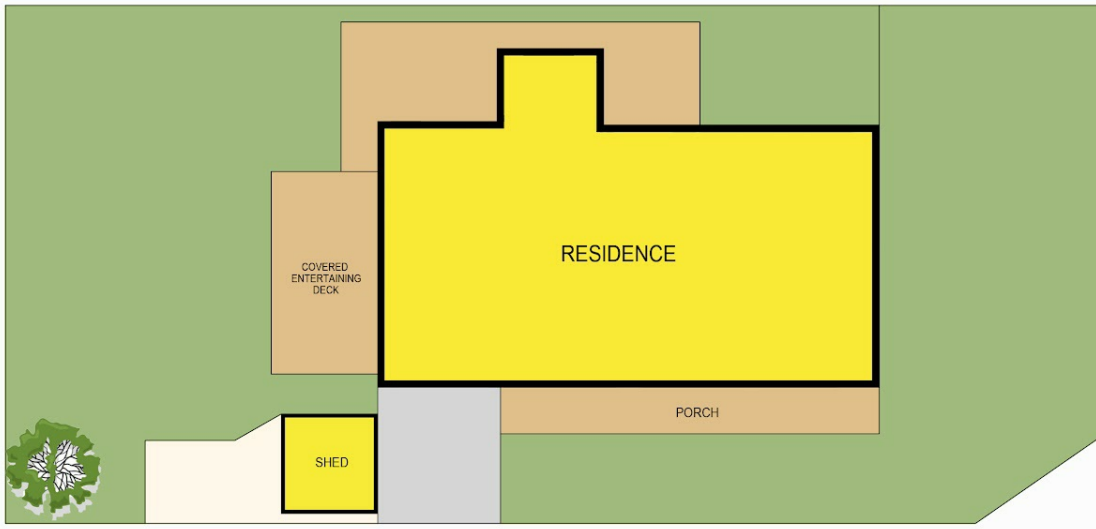
3 BED | 1 BATH | 1 CAR

PRICE:
\$827,000

OPEN FOR INSPECTION:
N/A



Brad Barker
0413875833
bradbarker@atrealty.com.au
www.atrealty.com.au



37 Jetty Avenue
Charmhaven

Total Internal Floor Area: 117 sqm

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

