



**SOLD**

## COASTAL WATERFRONT LIVING IN THE HEART OF BEACHSIDE BUDGEWOI

Welcome to 5/13 Lake Street, Budgewoi. This beautifully renovated villa offers the perfect blend of modern comfort and relaxed coastal lifestyle. Positioned in a tightly held waterfront setting in the pristine beachside pocket of Budgewoi, this stunning three-bedroom, two-bathroom villa is ideal for downsizers, first home buyers, holidaymakers, or savvy investors seeking a slice of beachside paradise.

Step inside to discover a fully renovated interior, showcasing contemporary finishes, a light-filled open-plan layout, and seamless indoor-outdoor flow. Designed for easy living, the home offers generous bedrooms each equipped with built-in robes, stylish bathrooms and a well-appointed kitchen perfect for entertaining or quiet nights in.

Enjoy the added convenience of your own private garage, while the waterfront position provides a tranquil backdrop and the ultimate lifestyle upgrade — morning coffees by the water and sunset strolls just steps from your door.

### Location Highlights:

Budgewoi is one of the Central Coast's hidden gems, known for its laid-back atmosphere, natural beauty, and strong sense of community. This prime beachside location puts you within easy reach of everything you need including walks to the beach within minutes. Just a short proximity from local schools, sporting facilities, shops, public transport and much more.

Whether you're looking for a permanent sea change, a low-maintenance coastal retreat, or a high-performing investment, this modern waterfront villa ticks all the boxes. Wake up to water views, embrace the coastal lifestyle, and make every day feel like a holiday.

Disclaimer: While every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must satisfy themselves by inspection or otherwise. Although high standards have been used in preparing this document, no legal responsibility can be accepted for any loss or damage resulting from the content or use of this information. Any photographs show only certain parts of the property as they appeared when taken. Areas, amounts, measurements, distances, and all other numerical information are

**3 BED | 2 BATH | 1 CAR**

**PRICE:**  
\$790,000

**OPEN FOR INSPECTION:**  
N/A



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Approx. 149m<sup>2</sup>

3x  2x  1x 

## 5/13 Lakes Street, Budgewoi

The floor plan is not to scale; measurements are indicative in metres.  
Plans should not be relied on. Interested parties should make and their own inquiries.



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