



FOR SALE

LOW-MAINTENANCE OVER 50'S LIVING WITH LAKE GLIMPSES

Tucked away in a sought-after peaceful over-50s community, this beautifully presented two-bedroom home offers the perfect blend of comfort, privacy and lifestyle convenience. Both bedrooms feature built-in robes, with updated flooring flowing through the light-filled living, dining and sunroom areas, complemented by a modern kitchen just renovated ready to enjoy from day one. The home inside and outside has been completely repainted with new carpet in both bedrooms to finish the renovation. Outside, a private, fully fenced backyard with peaceful lake glimpses from the front provides a wonderful spot to relax, while the carport adds everyday practicality with potential to fit two cars.

Residents also benefit from fantastic village amenities and an unbeatable location close to everything the Central Coast lifestyle has to offer, making this a rare opportunity not to be missed. This park has no entry fees, no exit fees, no stamp duty on the purchase and is pet friendly.

- Two bedrooms, both with built-in robes
- Updated flooring throughout
- Modern kitchen, plus separate living, dining and sunroom
- Private, fully fenced backyard with lake glimpses from the front
- Carport with potential for two cars
- Brand-new clubhouse and swimming pool
- Community bus service and lakefront walking track
- Close to lakes, beaches, shops, public transport, medical facilities and M1 access

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 approximate only. Note: Every care has been taken to verify the accuracy of the details in this advertisement; however, we cannot guarantee its correctness. Prospective purchasers are

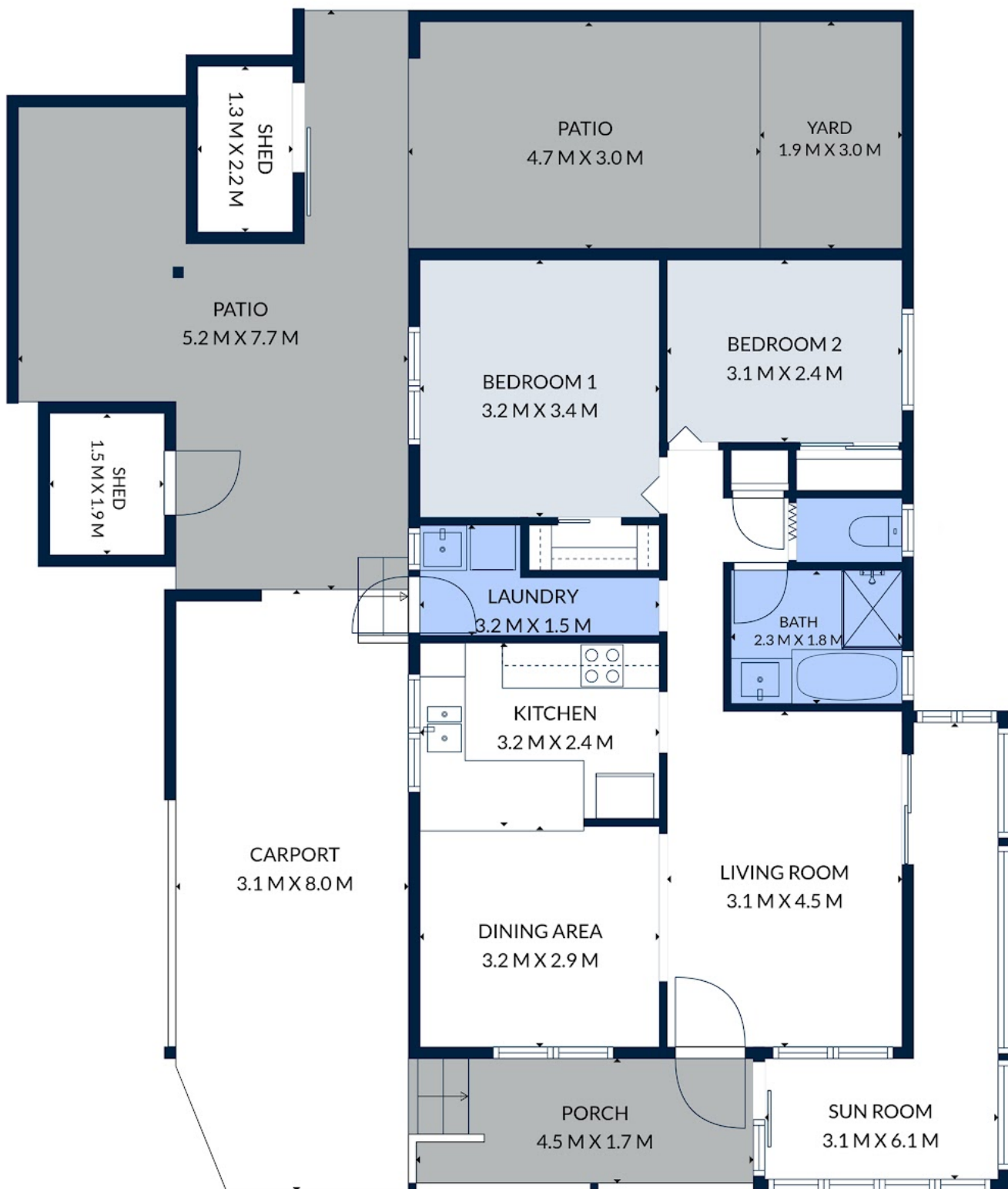
2 BED | 1 BATH | 2 CAR

PRICE:
Price Guide \$450,000

OPEN FOR INSPECTION:
N/A



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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.

124/314 Buff Point Avenue, Buff Point

Nick Hinchliffe 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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