



2/150 Avalon Parade, Avalon Beach

Tranquil Villa - Footsteps From Avalon Village

Expressions of Interest

Surrounded by lush greenery, this beautifully presented two-storey townhouse offers endless potential for a relaxed, unrivalled coastal lifestyle. Positioned on a generous block in a peaceful setting, this residence boasts a flexible floor plan, perfect for downsizers with regular guests or extended family.

Flooded with natural light, interiors feature elegant glass French doors, skylights, and a fresh, airy palette, beautifully complemented by timber flooring that adds a layer of warmth to the space. The upper level houses an open-plan living and dining area anchored by a sleek, modern kitchen equipped with a gas cooktop, dishwasher, double-basin sink, and ample storage. This floor also features a spacious bedroom with built-in robes, bathroom, and a second bedroom with a walk-in wardrobe, and French doors opening to a "Juliette" balcony.

Downstairs, a large bedroom with ensuite and internal laundry offers the perfect guest retreat. The ground floor also hosts a separate studio perfect for the home office, wellness space or artist's studio. Outside, the gardens are a haven for green thumbs, with a sun-

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FOR SALE
Contact Agent

AGENTS

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

drenched self-care garden and lawn area.

Located on one of the area's most sought-after streets, this home offers easy access to bus routes and is just moments from Avalon Village, Hilltop shops, beach and Pittwater —delivering the perfect blend of convenience and relaxed beachside living.

- Versatile layout ideal for downsizers
- Light-filled interiors with timber flooring and French doors throughout
- Covered verandah, deck, and balcony for effortless alfresco entertaining
- Lush, landscaped garden with level lawn offers privacy and serenity
- Flexible floor plan with potential for guest suite, home office, wellness retreat or studio
- Modern kitchen with gas stove, dishwasher, oven and ample storage
- Internal laundry
- Level walk to Avalon Village and a short walk to Avalon Beach, Clareville Beach, Paradise Beach, schools and transport
- Lock-up garage with storage

MORE DETAILS

Property ID	WPNF58
Property Type	DuplexSemi-detached
Including	Study

Peter Robinson 0401 219 077

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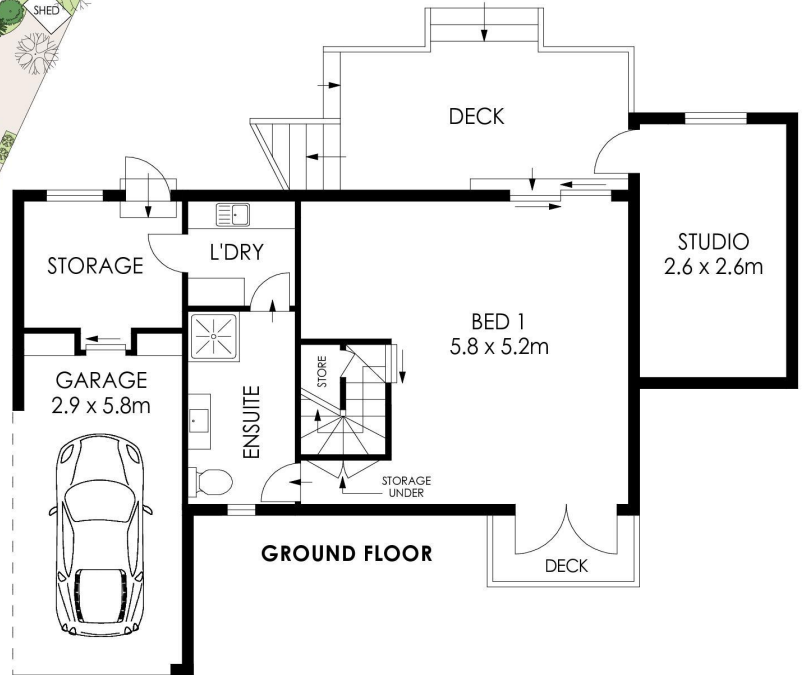
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APPROX. INTERNAL AREA = 170 m²
 APPROX. EXTERNAL AREA = 59 m²
 TOTAL = 229 m²
 LAND SIZE =

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.



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