

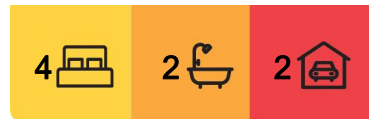


## Avalon Beach, 145A Avalon Parade

### Ultra-private Impeccably crafted beach house

Situated on an expansive 1,085 square metre site, this impeccably crafted beach house is surrounded by mature tropical plantings creating an ultra-private haven. A short stroll to Avalon Village, this makes this home highly attractive to the discerning purchaser searching for a relaxed bohemian lifestyle.

- Ideal North East aspect capturing plenty of sun
- Large modern kitchen with European appliances
- Newly installed P.R King & Sons Inclinor
- Three spacious outdoor platforms, perfect for alfresco entertaining
- Four double bedrooms, two large modern bathrooms
- Enclosed decked, secluded pavilion-style space amongst low-maintenance tropical plants. Perfect for a wellness retreat, artist studio, writers den or home office.
- Accommodation for two cars with plenty of storage
- Close proximity to Avalon Village, Avalon Beach, Clareville Beach, Paradise Beach,



**For Sale**  
Contact Agent

**View**  
By Appointment

**Contact**  
**Thomas Mackay**  
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**LJ Hooker Avalon Beach**  
**(02) 9973 2999**

**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

schools and transport

- 20 Solar panels (power back to grid)
- Home size 196.7sqm approx

A great opportunity to secure such a beautifully crafted home in such a convenient location!

## More About this Property

<b>Property ID</b>	W0SF58
<b>Property Type</b>	House
<b>House Size</b>	196.7 m <sup>2</sup>
<b>Land Area</b>	1085 m <sup>2</sup>

**Thomas Mackay 0429 236 879**

Principal | Licensee in Charge | tom.mackay@ljhooker.com.au

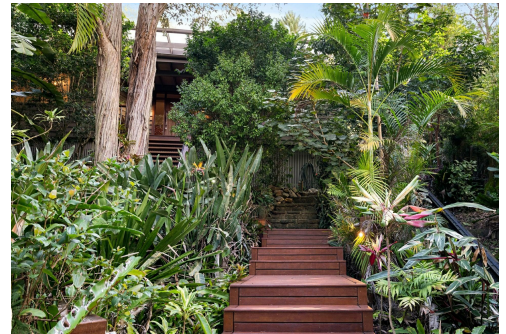
**Tina Friend 0499 154 655**

Sales Associate | tina.friend@ljhavalon.com.au

**LJ Hooker Avalon Beach (02) 9973 2999**

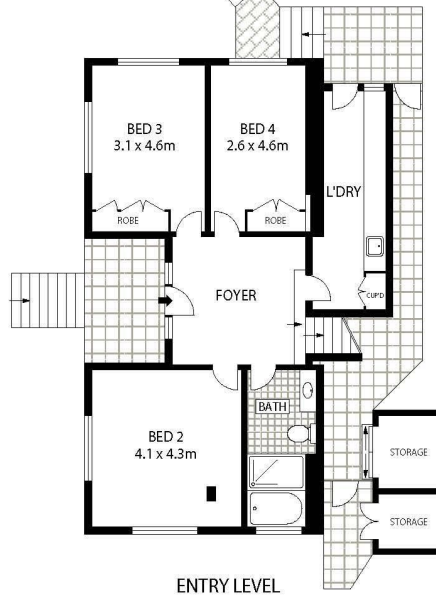
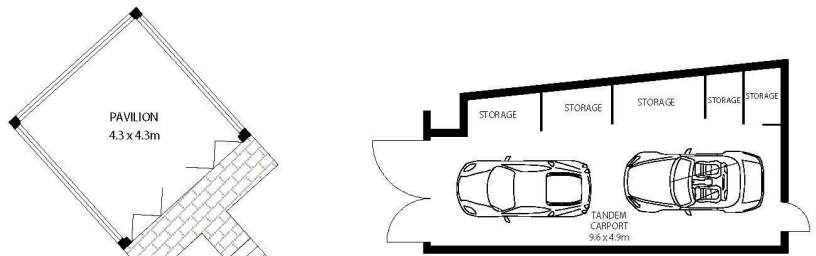
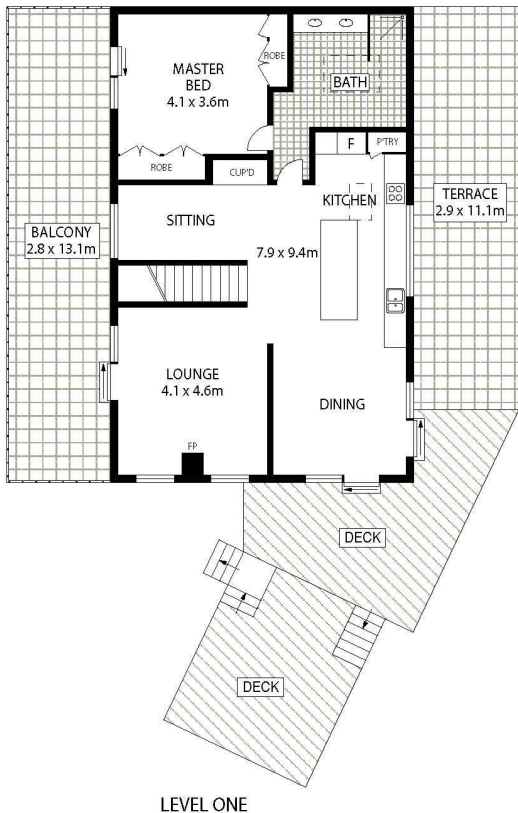
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SCALE (METRES)

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