



## Avalon Beach, 45/82 Avalon Parade

North-facing Ground-Floor Apartment in Pittwater Palms Retirement Village

Ideally located within a level stroll to cafes, shops, the cinema, beach, and medical facilities, this beautifully presented two-bedroom unit offers a light-filled and tranquil home. Positioned on the ground floor with 121sqm on title, it features a lovely garden courtyard, a generous main bedroom with a built-in robe, a well-sized second bedroom, an internal laundry with a second WC, and a lock-up garage-all within the convenience of the popular Pittwater Palms retirement village.

Disclaimer:

All information provided, including but not limited to the property description, price, and address, has been supplied to LJ Hooker Avalon Beach by third parties. While we believe this information to be reliable, we do not guarantee its accuracy. Interested parties should conduct their own due diligence and seek independent advice regarding any property or information on this website.



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**For Sale**

Contact Agent

**View**

By Appointment

**Contact**

**Thomas Mackay**

0429 236 879

tom.mackay@ljhooker.com.au

**Tina Friend**

0499 154 655

tina.friend@ljhavalon.com.au

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



## More About this Property

<b>Property ID</b>	WCYF58
<b>Property Type</b>	Retirement
<b>Land Area</b>	121 m <sup>2</sup>
<b>Including</b>	Built-in-Robes Car Parking - Surface Close to Schools Close to Shops Close to Transport Disabled Access

**Thomas Mackay 0429 236 879**

Director | Licensee in Charge | [tom.mackay@ljhooker.com.au](mailto:tom.mackay@ljhooker.com.au)

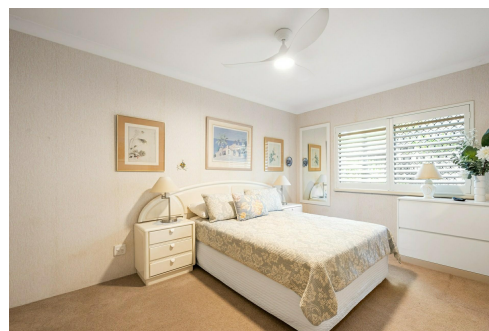
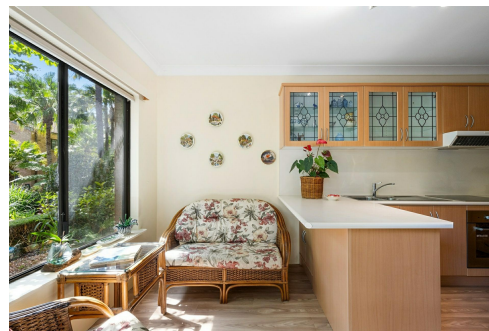
**Tina Friend 0499 154 655**

Sales Associate | [tina.friend@ljhavalon.com.au](mailto:tina.friend@ljhavalon.com.au)

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

64 Old Barrenjoey Road, AVALON BEACH NSW 2107

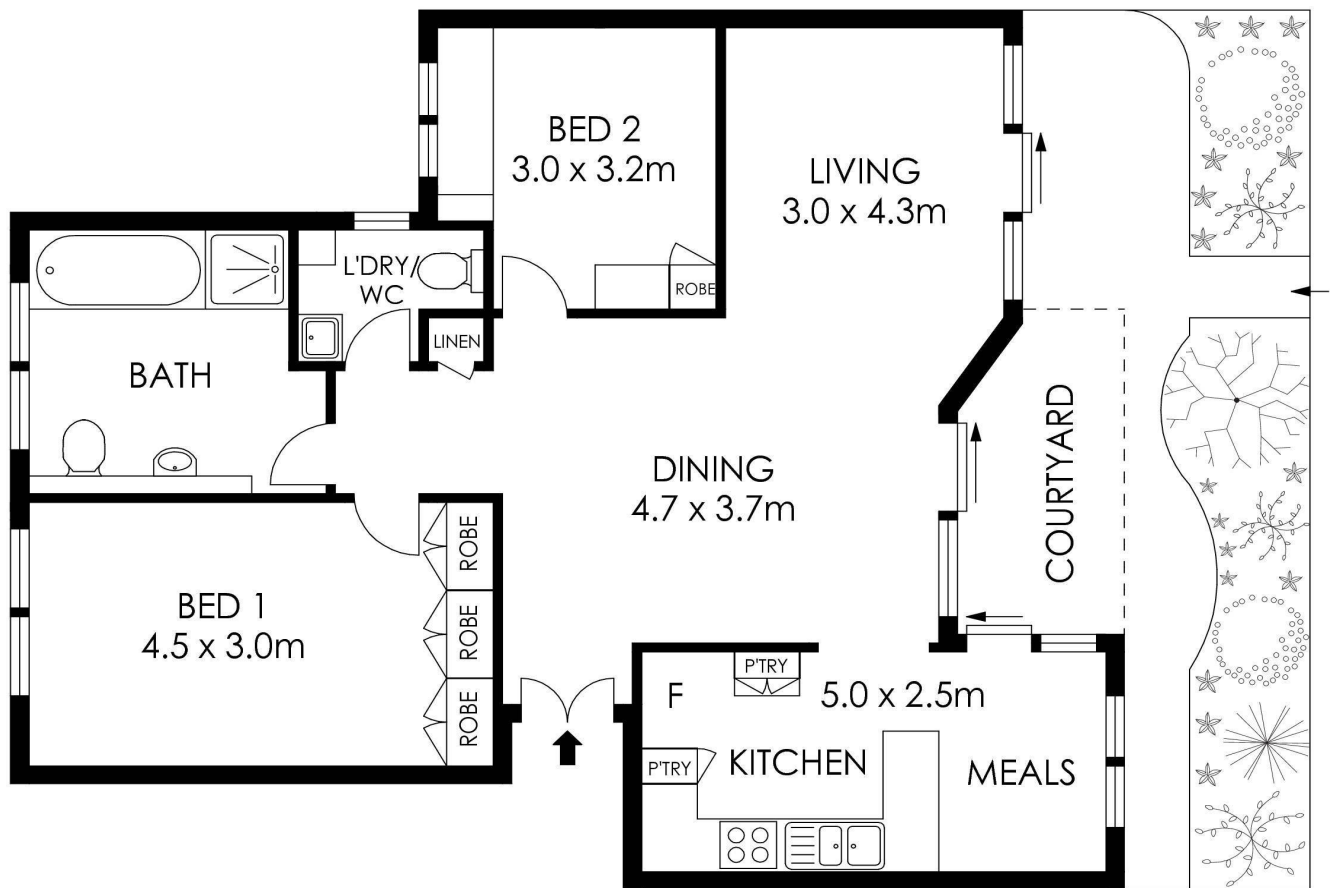
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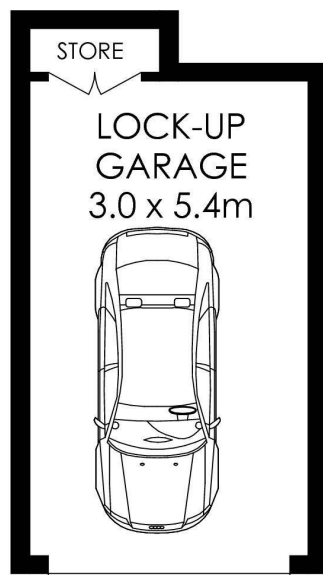
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## GROUND FLOOR



APPROX. INTERNAL AREA = 82 m<sup>2</sup>  
 APPROX. EXTERNAL AREA = 30 m<sup>2</sup>  
 TOTAL = 112 m<sup>2</sup>

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.



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