

8/63-65 Central Road, Avalon Beach

Immaculate Over 55's Living, an Easy Walk to Avalon Village & Beach

Positioned in one of Avalon's most desirable streets, this beautifully presented residence combines a sunny north-facing aspect, generous proportions and exceptional convenience, just moments from Avalon Village and the beach. Set on the first floor of a tightly held over 55's building, the apartment has been stylishly renovated throughout, creating an easy, low-maintenance home with a relaxed coastal feel. A direct level pathway from the rear of the building leads straight into the village, while nearby transport, secure parking and lift access make day-to-day living wonderfully effortless.

- Sun-filled due north aspect with a large covered entertaining terrace and leafy outlook, perfect for year-round outdoor living
- Spacious open plan living and dining areas with timber flooring and an easy connection to the terrace
- Contemporary stone kitchen finished with quality appliances, excellent storage and generous preparation space
- Two oversized bedrooms with mirrored built-in robes; master with ensuite and direct terrace access
- Versatile third bedroom ideal as a home office, media room or additional guest accommodation

3 2 2

FOR SALE
Guide $1.95m

VIEW
Wed 4th Nov @ 10:45AM - 11:15AM

AGENTS
Jonothan Gosselin
0488 011 870
jono.gosselin@ljhavalon.com.au

AGENCY
LJ Hooker Avalon Beach
(02) 9973 2999

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.

- Stylish bathrooms with underfloor heating plus a separate internal laundry
- Fully ducted reverse-cycle air conditioning for year-round comfort
- Two secure side by side car spaces, private lock-up storage room, intercom entry and lift access
" Direct, level pedestrian access from the building into Avalon Village, with the beach, cafés, shops and transport all within an easy stroll.

Offering the space and comfort of a home without the upkeep, this is an outstanding downsizing opportunity in a wonderfully convenient Avalon setting. Immaculately finished, beautifully sunny and exceptionally easy to live in, it delivers the relaxed coastal lifestyle Avalon is renowned for.

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.

MORE DETAILS

Property ID	X62F58
Property Type	Unit

Jonothan Gosselin 0488 011 870
Licensed Real Estate Agent | jono.gosselin@ljhavalon.com.au

LJ Hooker Avalon Beach (02) 9973 2999
64 Old Barrenjoey Road, AVALON BEACH NSW 2107
avalonbeach.ljhooker.com.au | avalonbeach@ljhooker.com.au



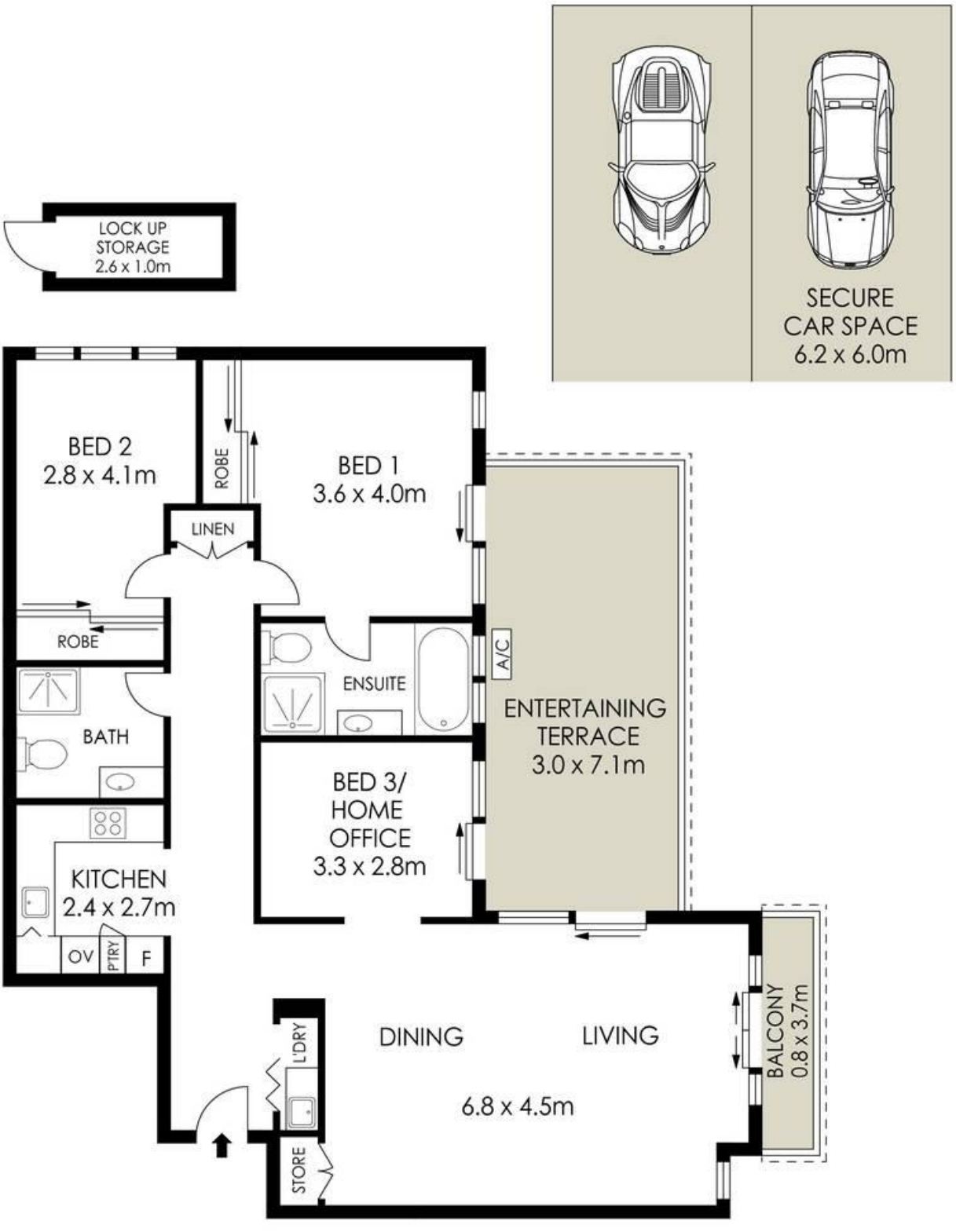








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LEVEL ONE

APPROX. INTERNAL AREA	=	106 m²
APPROX. EXTERNAL AREA	=	61 m²
TOTAL	=	167 m²

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.

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