

Basin View, 22 Tallyan Point Road

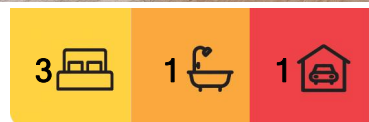
Charming Cottage Living in Coastal Basin View

Nestled in the heart of beautiful Basin View, this delightful clad cottage offers the perfect opportunity to enjoy a relaxed coastal lifestyle surrounded by nature and community. Set on a level, fully fenced block, this home is ideal for families, retirees, holidaymakers or those simply seeking a peaceful close to the water.

The home features three comfortable bedrooms. The living areas are fitted with easy-care vinyl timber flooring, while the bedrooms are carpeted to add a touch of warmth and coziness. The updated bathroom is fresh and functional, and the kitchen enjoys overlooking the spacious backyard, making it perfect for keeping an eye on the kids or simply enjoying the quiet charm of the outdoors.

One of the standout features of this property is its expansive outdoor space. Wraparound verandahs offer plenty of room to relax or entertain, while the level yard provides excellent rear access and ample space to park your car, boat or caravan. A single carport and garden shed add further practicality.

Situated just moments from local shops, schools, parks, bushwalking trails, and the



For Sale
\$680,000 - \$710,000

View
By Appointment

Contact
James Lewis
0414 715 668
james.lewis@ljhooker.com.au
Kate Tucciarone
kate.tucciarone@ljhooker.com.au



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.

LJ Hooker Sanctuary Point |
Vincentia
(02) 4443 9666

sparkling waters of St Georges Basin, this home puts the best of the South Coast lifestyle at your doorstep. Whether you're looking for a serene place to call home or a solid investment in a sought-after location, this property is one not to miss.

For further details call James Lewis: 0414 715 668.

More About this Property

Property ID	TH7FAT
Property Type	House
Land Area	758 m2

James Lewis 0414 715 668

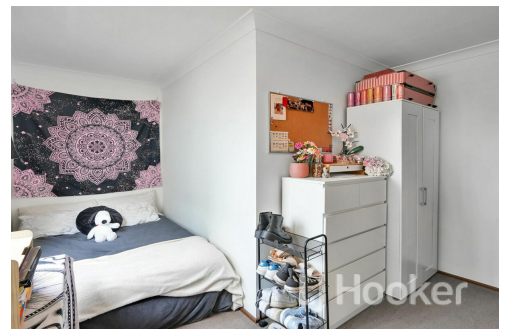
Principal | Auctioneer | james.lewis@ljhooker.com.au

Kate Tucciarone

Sales Associate | kate.tucciarone@ljhooker.com.au

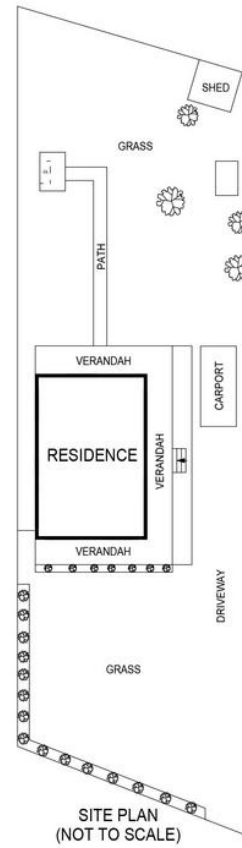
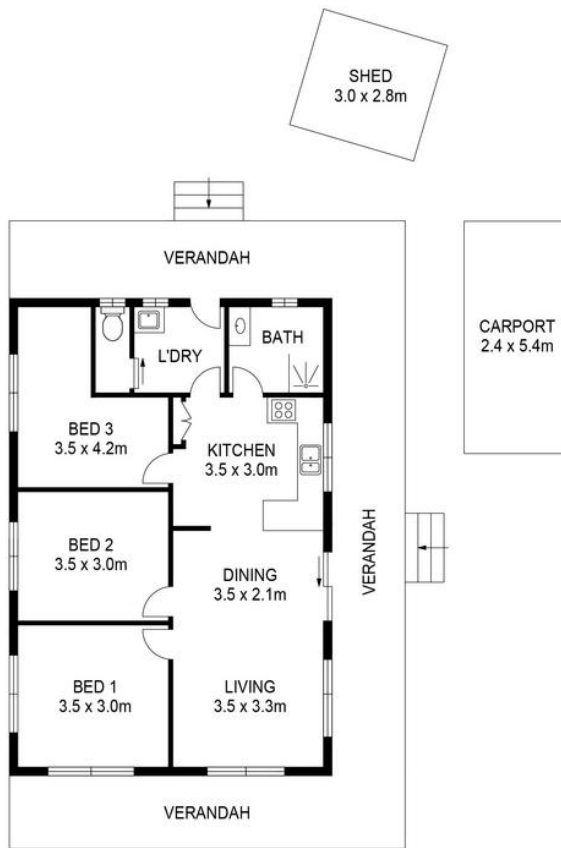
LJ Hooker Sanctuary Point | Vincentia (02) 4443 9666

1/10 Paradise Beach, Rd, SANCTUARY POINT NSW 2540
sanctuarypoint.ljhooker.com.au | sales.spv@ljhooker.com.au



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.

**LJ Hooker Sanctuary Point |
Vincentia
(02) 4443 9666**



22 TALLYAN POINT ROAD, BASIN VIEW

RESIDENCE AREA : 150m² (APPROX INTERNAL AREA + CARPORT+ VERANDAH + SHED)

DIMENSIONS ARE APPROXIMATES ONLY & ALL INFORMATION GATHERED WE BELIEVE TO BE FROM RELIABLE SOURCES HOWEVER IT CAN NOT BE GUARANTEED & INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES.



Cue.
CREATIVE



**LJ Hooker Sanctuary Point |
Vincentia
(02) 4443 9666**

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.