

86 Francis Avenue, Brighton-Le-Sands

Casa Bella in a park like setting

Offered for the first time in near half a century, this tightly held full brick residence presents an exceptional opportunity within one of Brighton-Le-Sands most coveted enclaves. Set upon a near-level 464sqm of land, this home is rich in character and family appeal with a warm, timeless ambience throughout. Beautifully maintained and immediately liveable, it invites a range of possibilities, from enjoying its classic appeal and immaculately updated interiors to creating a sophisticated contemporary residence (STCA) in a blue-ribbon parkside setting.

- Full brick and tile residence with wide street frontage
- Expansive near-level 450sqm landholding with exceptional scope and flexibility
- North West facing yard with access to White Oak Reserve and bayside cycle recreation
- Separate living and dining zones offering space, comfort and versatility
- Like new versatile kitchen overlooking the entertainers rear yard
- Three well-proportioned bedrooms providing comfortable accommodation
- Sun-drenched rear garden with level lawn ideal for families and entertaining
- Lock-up garage plus external laundry with additional toilet and shower facilities

4 2 2

FOR SALE

For Sale

VIEW

Sat 18th Jul @ 12:00PM - 12:30PM

AGENTS

Joseph Galea
0405 148 099
josephg@ljhbbs.com.au

AGENCY

LJ Hooker Brighton-Le-Sands
(02) 9599 1511

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.



- Outstanding potential to renovate, extend or rebuild a luxury residence (STCA)

MORE DETAILS

Property ID	13YHFNN
Property Type	House
Land Area	464.51 m2
Including	Air Conditioning
	Alarm
	Balcony
	Deck
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage

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Area Specialist | josephg@ljhbls.com.au

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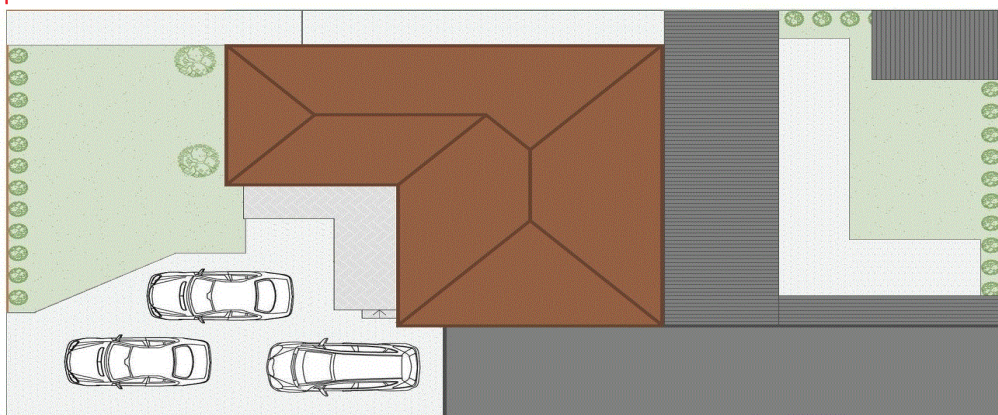




FRANCIS AVENUE

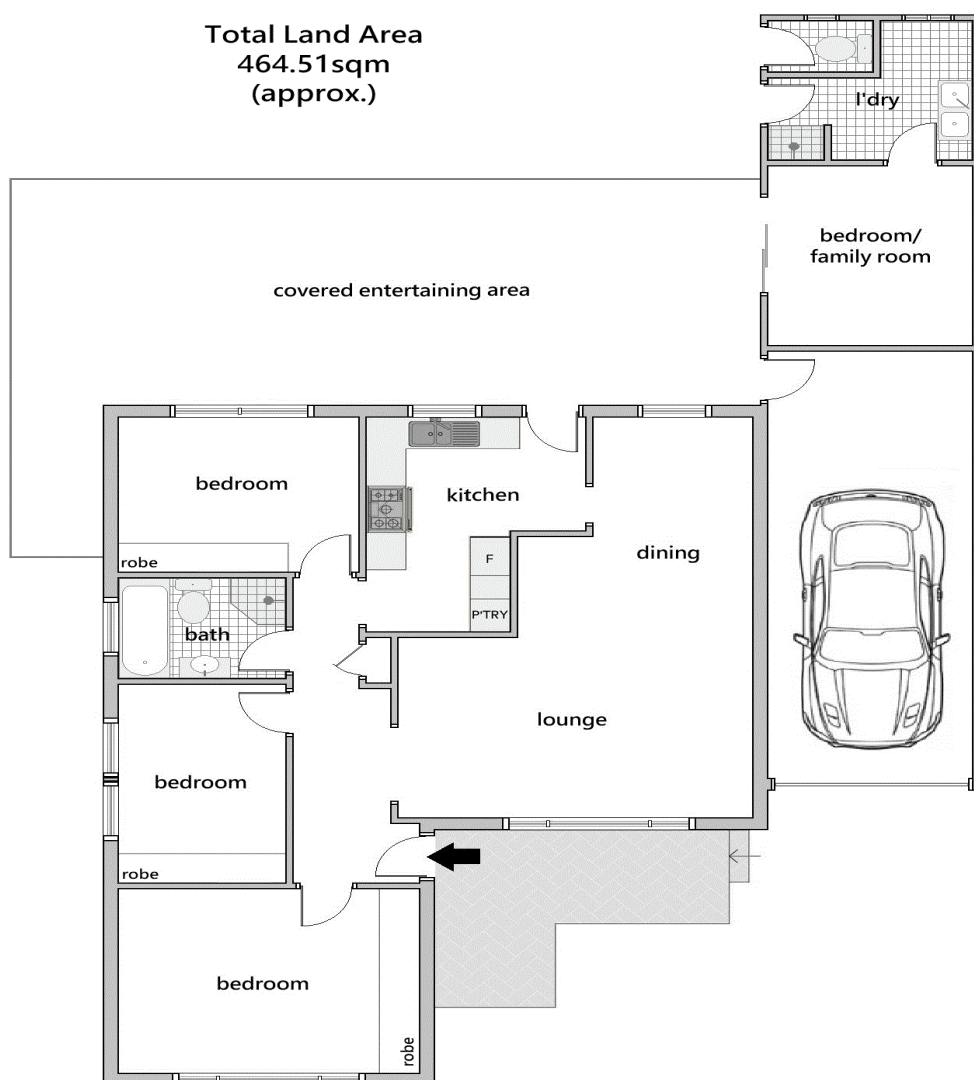
15.24m

30.480m



Whiteoak Reserve

Total Land Area
464.51sqm
(approx.)



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Brighton-Le-Sands

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Brighton-Le-Sands

Please note that all dimensions are approximate only all other information given is for general information only and does not constitute any representation on part of the vendor or selling agent.

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 **LJ Hooker**