



## Brightwaters, 37 Dandaraga Road

### A WATERFRONT TREASURE IN SUGAR BAY

Set on a generous 1,397 sqm level block in the highly sought-after Sugar Bay, this property offers the ultimate lakefront lifestyle, designed for those who demand exceptional water access and incredible boating facilities.

A 15-meter frontage providing direct access to deep water, a private jetty, along with a slipway and electric winch making this the boaties dream.

A north-east facing aspect with elevated views from the second story and drive-through access for seamless transition from the street front to the water's edge.

#### Property Features:

- Abundant parking & brand-new colourbond shed
- Covered entertaining area with spa
- Two generously sized living spaces
- Ducted air conditioning throughout
- Newly renovated ensuite



**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.

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**For Sale**  
\$2,500,000

**View**  
[l.jhooker.com.au/Z7KF7Q](https://l.jhooker.com.au/Z7KF7Q)

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**LJ Hooker Lake Macquarie**  
(02) 4915 3800



- Private, self-contained downstairs retreat with its own bathroom
- 6.6-Kilowatt solar system
- Manicured green gardens
- Dual automatic gate access from street frontage

The information contained herein has been provided by people we believe to be reliable, however all interested parties must rely on their own enquiries.

## More About this Property

|               |  |
|---------------|--|
| Property ID   | Z7KF7Q   |
| Property Type | House  |
| Land Area     | 1397 m2  |
| Including     | Ensuite<br>Toilets (4)<br>Close to Schools<br>Close to Shops<br>Close to Transport<br>Roller Door Access<br>Rumpus/Family room |

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Brightwaters



Total Internal Floor Area: 287 sqm

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.



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