



## Chain Valley Bay, 37 Lloyd Avenue

Views + Location + Extra Garaging

Perfectly positioned just 150m from local boat ramp & opposite public jetty is this fantastic opportunity. The solid brick & tile home is perfect for split living. The ground floor has a huge master bedroom with robe & ensuite, large living area & internal access to the 10m x 6m drive through garage. Upstairs there is a massive open plan living areas with hardwood floors & fire place, stunning views across Lake Macquarie, kitchen, bathroom, air conditioning & 2 bedrooms both with robes. Set on a level 581sqm corner block, this really is an awesome opportunity.

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**For Sale**

Please Call

**View**

[ljhooker.com.au/MDYHPC](http://ljhooker.com.au/MDYHPC)

**Contact**

**Damian Montgomery**

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**LJ Hooker Budgewoi | Toukley**  
**(02) 4390 5555**



recommends that any client make their own investigations and enquiries. All images are indicative of the property only.

## More About this Property

<b>Property ID</b>	MDYHPC
<b>Property Type</b>	House
<b>Land Area</b>	581 m <sup>2</sup>
<b>Including</b>	Air Conditioning Toilets (3) Balcony Deck Outdoor Entertaining Floorboards Built-in-Robes

### Damian Montgomery

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### Norman Schwarz

Sales - Licensed Agent | [nchwarz.budgewoi@ljhooker.com.au](mailto:nchwarz.budgewoi@ljhooker.com.au)

### LJ Hooker Budgewoi | Toukley (02) 4390 5555

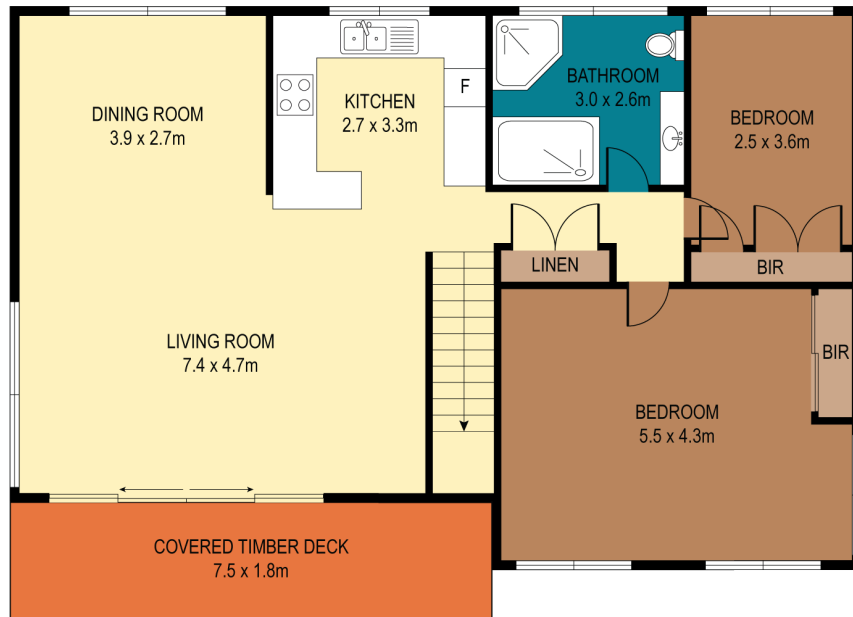
85-87 Scenic Drive, BUDGEWOI NSW 2262

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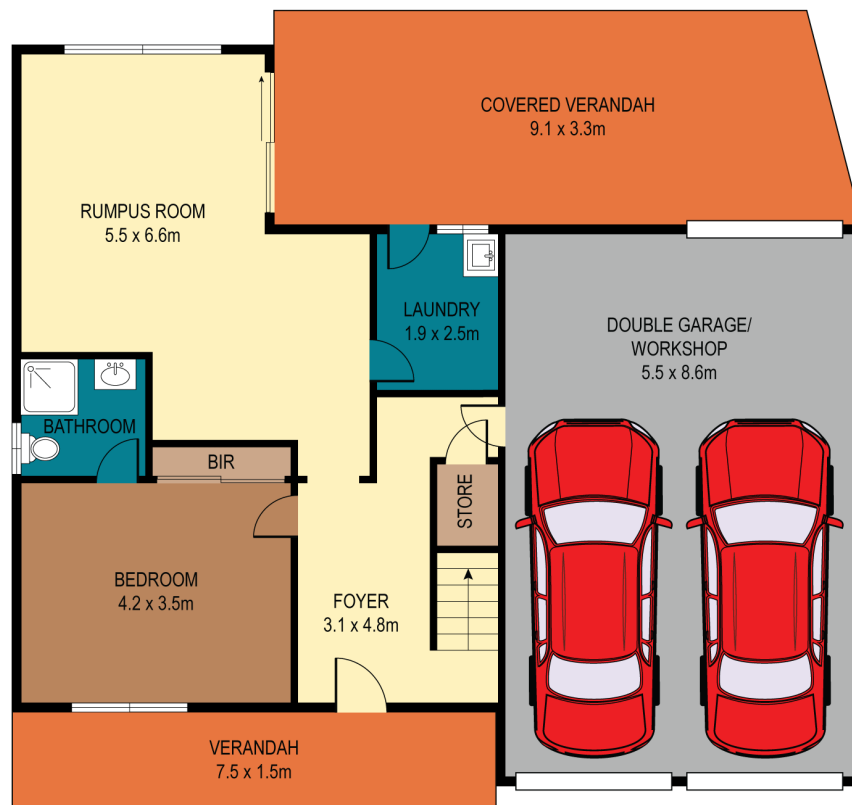


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FIRST FLOOR



GROUND FLOOR

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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