






252 Hudson Parade, Clareville

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Pittwater's Most Affordable Waterfront Property

If you're convinced that waterfront living is entirely out of reach, think again. Boasting 1,015sqm right on Pittwater's shoreline, this stylish cottage is undoubtedly one of the more affordable waterfront properties to hit the market in years. In an area dotted with trophy homes, the highly functional layout is combined with crisply finished interiors, contemporary kitchen and bathroom, plus vast alfresco decks in a stunning waterfront setting.

Perfect as a holiday getaway, there's also an approved DA in place to create an impressive four bedroom residence with pool, boathouse, double carport, granny flat and inclinator should you decide to create something new; you'll be saving months (or years) in the arduous development process and can start the new build immediately.

Features Include:

- 1,015sqm parcel right on the waterfront
- Cool, coastal vibe with lime-washed floors and sandstone fireplace
- Interiors spill out to a series of both sheltered and alfresco decks
- Open plan living zone joined by a contemporary, full-sized kitchen
- Casual meals bar, dedicated home office, pristine modern bathroom

FOR SALE
Contact Agent

AGENTS

Jonathan Gosselin
0488 011 870
jono.gosselin@ljhavalon.com.au

Angus Abrahams
0488 007 236
angus.abrahams@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.

 **LJ Hooker**

- Bright, charming bedrooms plus two fitted with built-in wardrobes
- DA approval for a four bedroom dream home with pool, boathouse, granny flat, double carport & inclinator
- Start build immediately and cut years off the development process
- Floating dock for Jet ski or tender boat
- Large floating pontoon on swing mooring closest to the house
- Previous Airbnb income of \$76,000 per year
- In the secret bay of Refuge Cove, Pittwater

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	WEWF58
Property Type	House
Land Area	1015 m2

Jonathan Gosselin 0488 011 870

Licensed Real Estate Agent | jono.gosselin@ljhavalon.com.au

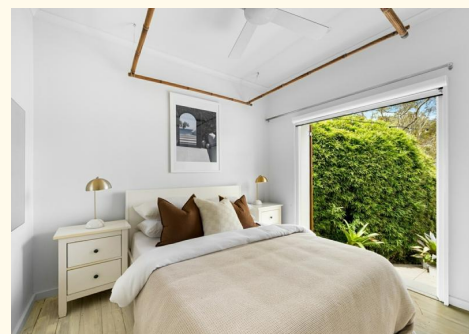
Angus Abrahams 0488 007 236

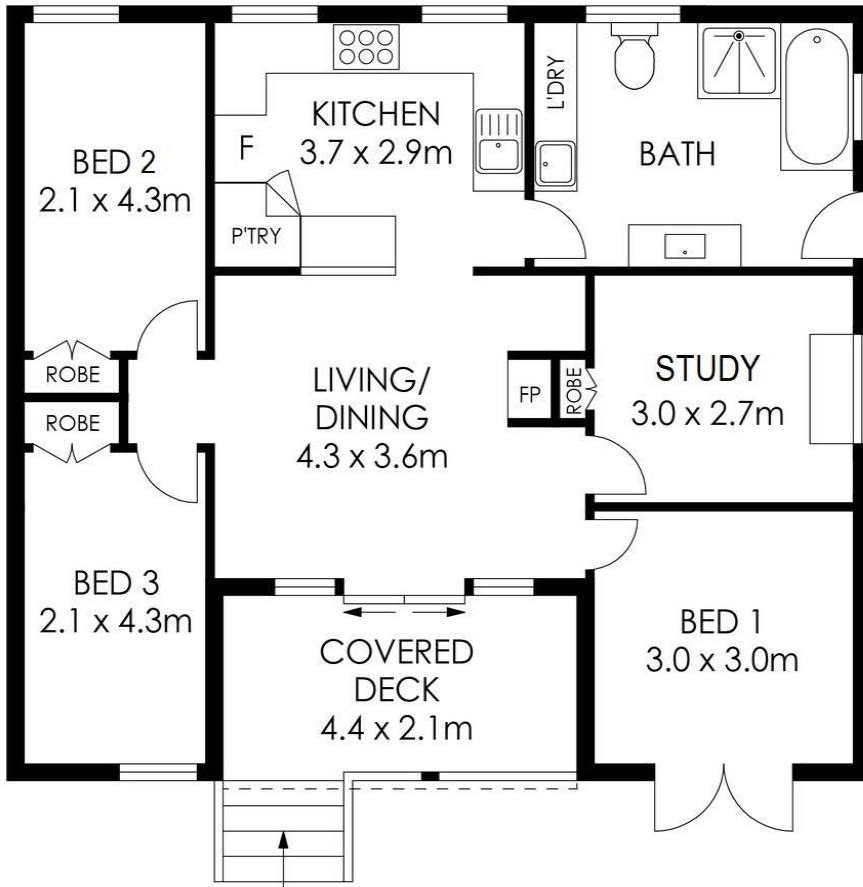
Licensed Real Estate Agent | angus.abrahams@ljhavalon.com.au

LJ Hooker Avalon Beach (02) 9973 2999

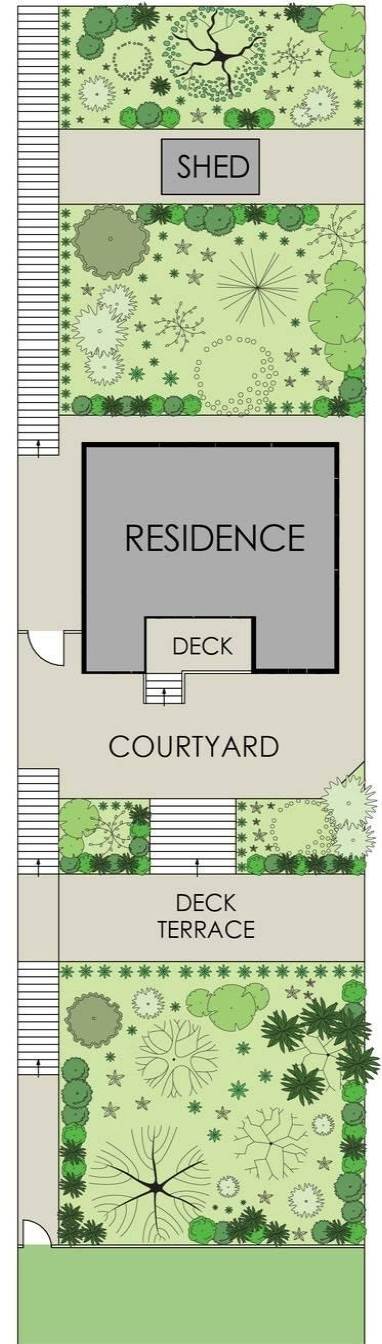
64 Old Barrenjoey Road, AVALON BEACH NSW 2107

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GROUND LEVEL



SITE PLAN
(NOT TO SCALE)

LAND SIZE = 1015sqm

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.



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