

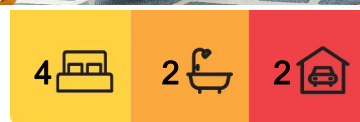
Cromer, 28 Lillihina Avenue

OFF MARKET!!! Sunny Family Haven with Endless Potential

Discover the perfect blend of comfort and potential with this expansive home, ideally situated in a highly sought-after neighbourhood. This property promises an exceptional lifestyle with its stunning sunny North aspect and breathtaking bushland range district views.

Step inside to find a open layout that includes generous living spaces bathed in natural light, thanks to its ideal orientation. The heart of the home features a large entertainer's balcony, perfect for hosting gatherings or simply enjoying quiet moments overlooking the serene landscapes.

Each of the four spacious bedrooms offers ample space for relaxation and personalization with Built-in robes in most rooms. The home is complemented by two original but well maintained bathrooms, ensuring convenience for both family and guests. Additionally, the



For Sale

Price Guide from \$1,900,000

View

ljhooker.com.au/1N6CGAX

Contact

Christian Ryals

0404 471 287

christian.ryals@ljhooker.com.au

Mark Bushell

0401 313 111

mark.bushell@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 Dee Why
(02) 9971 2877

property includes a unique teenage retreat area, providing an excellent opportunity for separation of living spaces-ideal for families with older children or frequent guests.

Set on a private, elevated block, the property boasts substantial level yard with plenty of room for outdoor activities and future landscaping projects. Its prime location is just a stone's throw away from local schools, shopping centre's, public transport options, and parklands. Nature enthusiasts will particularly enjoy the proximity to local bushland walks, inviting exploration and adventure.

This home not only offers a comfortable living arrangement as is but also presents a fantastic foundation for those looking to further renovate and modernize. Envision customizing your dream home with contemporary updates and personal touches that enhance its already considerable appeal.

Whether you're looking to move right in or transform this space into your bespoke family sanctuary, this property is a remarkable opportunity to create your perfect living space in a location that offers both tranquillity and convenience.



More About this Property

Property ID	1N6CGAX
Property Type	House
Land Area	556 m ²
Including	Built-in-Robes Area Views Close to Schools Close to Shops Close to Transport

Christian Ryals 0404 471 287

Principal | christian.ryals@ljhooker.com.au

Mark Bushell 0401 313 111

Sales Manager/Director | mark.bushell@ljhooker.com.au

LJ Hooker Dee Why (02) 9971 2877

854 Pittwater Road, DEE WHY NSW 2099

deewhy.ljhooker.com.au | deewhy@ljhooker.com.au

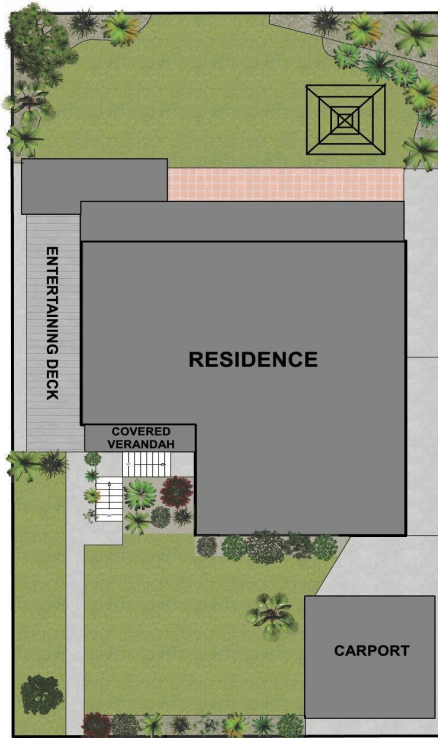


LJ Hooker Dee Why
(02) 9971 2877

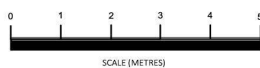
Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



UPPER LEVEL

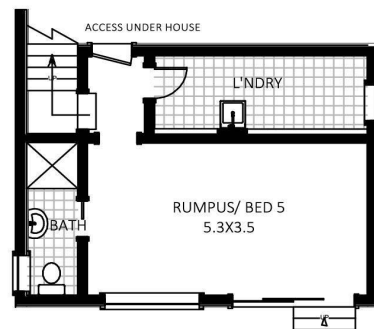


GENERAL SITE PLAN
(NOT TO SAME SCALE)



LJ Hooker

Dee Why



LOWER LEVEL



28 Lillihina Avenue, Cromer

Measurements are indicative and in metres. The site plan and floor plan are not to scale. Bushes and trees are placed for illustration purposes. Plans should not be relied on and interested parties should make and rely on their own enquiries.

LJ Hooker

LJ Hooker Dee Why
(02) 9971 2877

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.