

Currarong, 4 Fishery Road

A Great Catch in Fishery!

When I first inspected this fully renovated home my first thoughts were how amazing and how difficult it would be to put this one into words.

Let's start at the beginning, what we have here is 3 residences with a potential rent return of \$1,500 per week or even more if you went down the air B&B path. At present, residences one and three are rented for a total of \$975 per week with number two being left available for the Christmas holiday period.

Starting with RESIDENCE ONE, this is situated on the first floor which consists of a spacious open plan living area which has stacker doors that lead out onto a huge covered verandah boasting ocean views. The kitchen is stunning, offering a 5-burner gas cooktop, 900mm electric oven, dishwasher, stone benchtops and a butler's pantry. The main bedroom has a huge ensuite with dual shower heads, stone top vanity and dual walk-in robes. The remaining 2 bedrooms have double built-in robes and all have ceiling fans. The family bathroom has a large shower, stone top vanity, standalone tub and a separate toilet.



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.

SOLD

6

4

4

For Sale
Please Call

View
ljhooker.com.au/61YHSD

Contact
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LJ Hooker Nowra
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Other features are a powder room, study nook, wood fireplace, double garage/workshop with remote access, dual carport and a courtyard complete with a pizza oven, a 3rd toilet and a 6.6KW solar system.

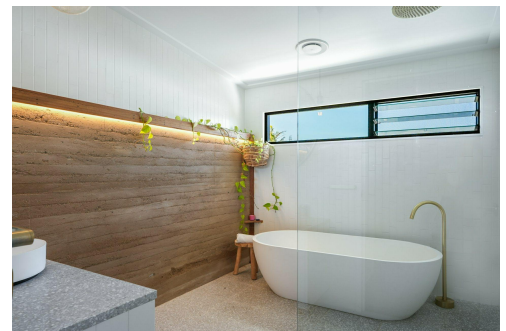
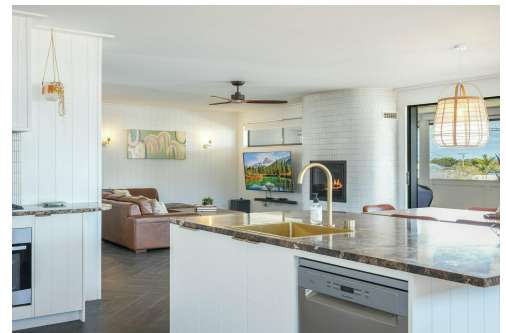
RESIDENCE TWO is situated on the ground floor and has 2 bedrooms, a stunning bathroom with dual shower heads, open plan kitchen with Caesar stone benchtops, dishwasher and a 'Bellings" stove.

Added features are a living area, courtyard and stacker doors leading out to a large covered entertainment area.

Last but not least is RESIDENCE THREE being the original cottage consisting of a bedroom, living room, kitchen, bathroom and covered verandah overlooking the rear yard.

This complete package rests on a full fenced 669 sqm block on two separate titles and located only a short stroll to the beach, rockpools, boat ramp, bowling club, cafe and nature trails.

Please call Peter on 0402 267 411 to arrange a private inspection.



More About this Property

Property ID	61YHSD
Property Type	House
Land Area	669 m2
Including	Study Fire Place Courtyard Balcony Dishwasher Outdoor Entertaining Workshop Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels Solar Hot Water

Peter Rapley 0402 267 411

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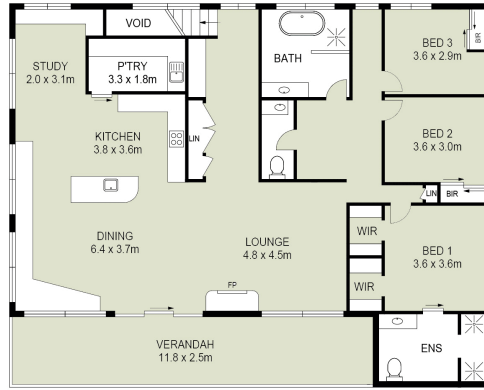


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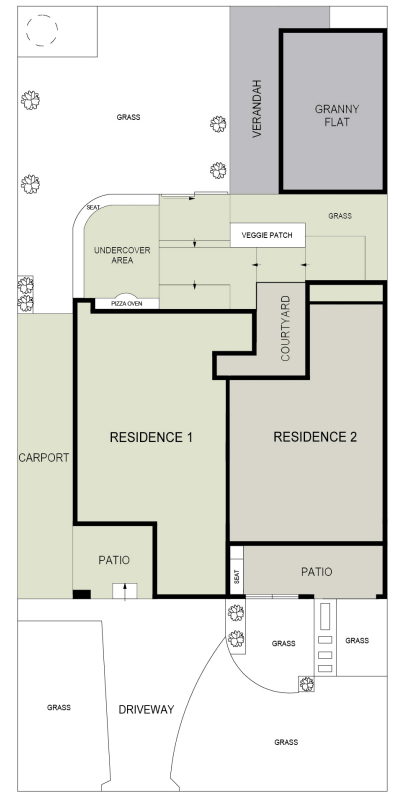


GROUND FLOOR



FIRST FLOOR

- RESIDENCE #1
- RESIDENCE #2
- RESIDENCE #3



SITE PLAN
(NOT TO SCALE)



GROSS INTERNAL AREA
 FLOOR 2: 260m², EXCLUDED AREAS:
 GARAGE/ WORKSHOP: 53m², CARPORT: 32m², PATIO: 15m², VERANDAH: 35m², GRANNY FLAT: 32m²
 TOTAL: 427m²

MEASUREMENTS ARE DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



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