



36 Bay View Avenue, East Gosford

Spacious Family Haven in the Hills of East Gosford

Capturing panoramic greenery vista from its elevated position, sits this hidden gem set on a large, peaceful block in the hills of East Gosford.

Enter the property via a private tree lined driveway to discover this spacious family home offering the new owners an opportunity to embrace an urban oasis.

The property features:

- Spacious living room providing ample light from its surrounding full-length windows, high ceilings, fireplace and separate access to the sundrenched patio
- Oversized and well equipped kitchen with electric appliances, loads of bench and cupboard space, separate intimate dining space
- Master bedroom with built in robe, ensuite, ceiling fan and private access to the outdoor deck
- Second master bedroom with built in robes, ensuite, air conditioning and direct access to the top outdoor balcony
- Two additional bedrooms both with built ins and balcony access
- Main family bathroom with bathtub, separate toilet and linen press
- Private enclosed and cozy nook - the perfect hideaway spot to

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.

4 3 2

FOR SALE

SOLD! Under the Hammer by Nicholas Cusick

AGENTS

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Simon Hayes
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AGENCY

LJ Hooker East Gosford
(02) 4322 5522



- enjoy the sun or a good book
- Tandem carport and off street parking
- Separate cellar room, workshop and storage space

The separate and spacious living area downstairs flows seamlessly out to the oversized timber deck where alfresco entertaining is a must. The deck is also the perfect vantage point to spot the local wildlife including a vast array of birdlife & wallabies.

A lifestyle haven, the home is centrally located and is only minutes from the boutique shopping strip and cafe culture of East Gosford. Also close by is Hylton Moore parkland, Caroline Bay Arts Centre, Friendship walk, local schools. Gosford CBD and train station are a short drive away ensuring commuters can have the best of both worlds.

Call Nicholas Cusick today to arrange an inspection, 0419 436 679.

Council Rates: \$2,059.32pa approx.

Water Rates: \$1,082.90pa approx. + usage

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MORE DETAILS

Property ID	89YGQR
Property Type	House
Land Area	601 m2

Nicholas Cusick 0419 436 679

Company Principal - Licensee in Charge |
ncusick.gosford@ljhooker.com.au

Simon Hayes 0423 703 062

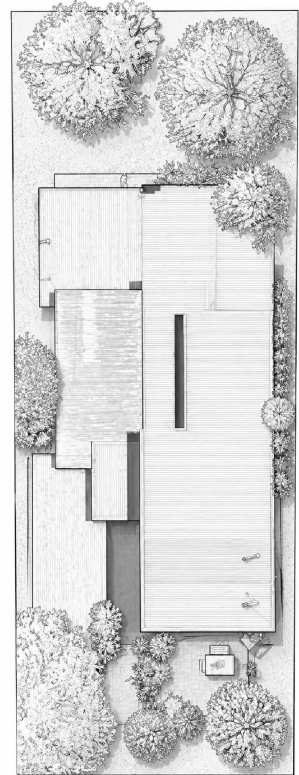
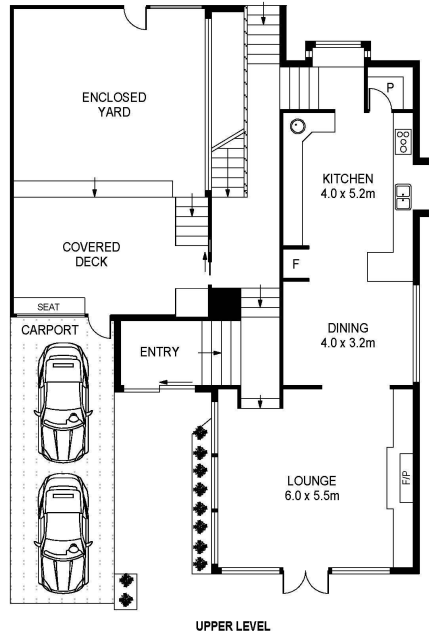
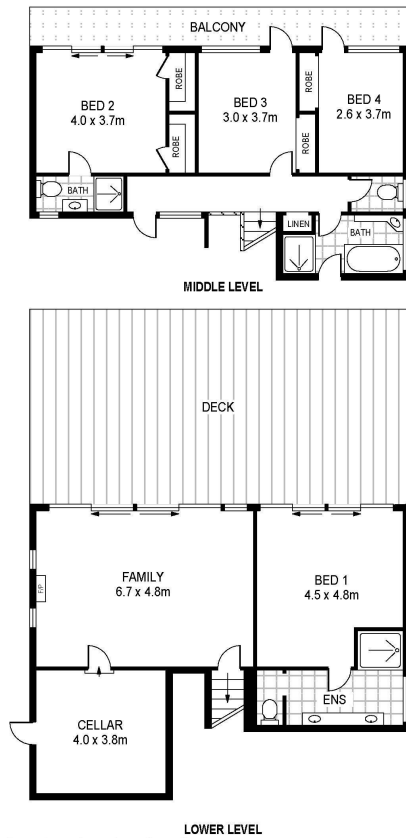
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Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

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