

18 Kilaben Road, Kilaben Bay

ELEVATED LIVING WITH LEAFY OUTLOOK & SPACIOUS ENTERTAINING

Positioned in a peaceful, leafy setting, this beautifully presented home offers a relaxed lifestyle with a seamless indoor-outdoor flow and generous entertaining deck.

Set across a functional layout, the home showcases light-filled interiors, polished timber floors, and an inviting open plan design that connects effortlessly to a wide covered deck-perfect for year-round entertaining while enjoying the tranquil outlook.




The kitchen sits at the heart of the home, complete with quality finishes, ample storage, and a practical layout ideal for everyday living.

Downstairs offers additional versatility with a large under-house area, ideal for storage, workshop space or potential to further enhance (STCA).

Features include:

- Three well-proportioned bedrooms, all with ceiling fans

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.

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FOR SALE
Buyers Guide \$799,000

VIEW
By Appointment

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AGENCY
LJ Hooker Lake Macquarie
(02) 4915 3800

 **LJ Hooker**

- Light-filled open plan living and dining with split system air conditioning
- Modern kitchen with ample bench space and storage
- Expansive covered deck overlooking a private, leafy setting
- Polished timber floors throughout
- Well-appointed bathroom with separate bath and shower
- Large under-house area
- Elevated position capturing peaceful surrounds
- Generous block with plenty of space for kids and pets

The information contained herein has been provided by people we believe to be reliable, however all interested parties must rely on their own enquiries.

MORE DETAILS

Property ID	ZH3F7Q
Property Type	House
Land Area	569.1 m2
Including	Air Conditioning Built-in-Robes Close to Schools Close to Shops Close to Transport Dining room Verandah

Lachlan Porter 0435 737 131

Sales Executive | Independent Contractor |
lachlan.porter@ljhooker.com.au

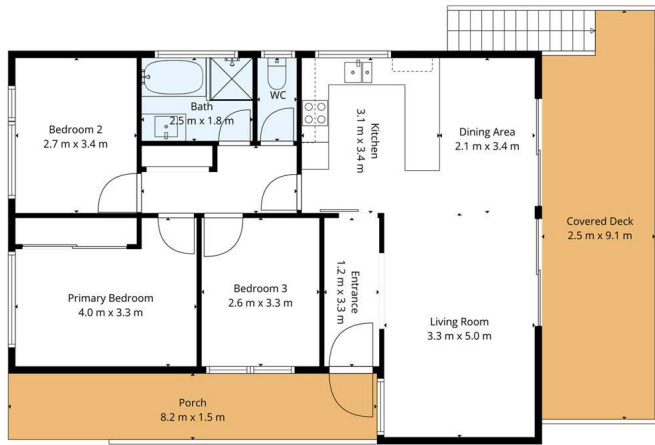
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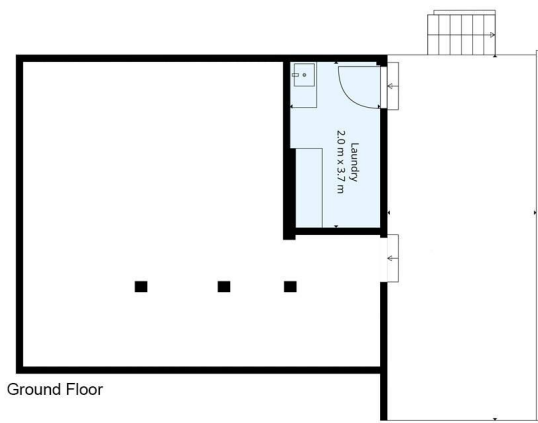
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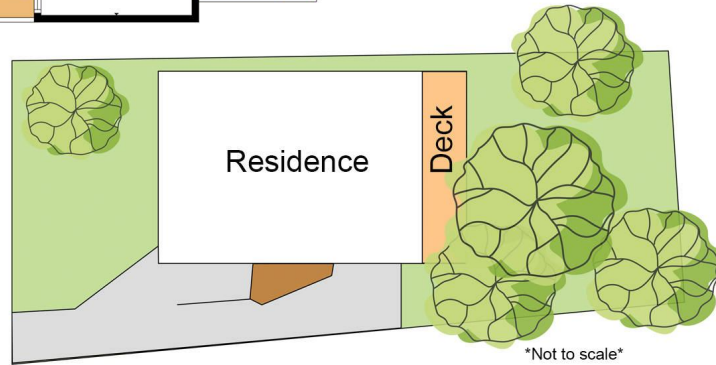




First Floor



Ground Floor



Not to scale



18 Kilaben Rd,
Kilaben Bay



Total Internal Floor Area: 92m²

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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