






40 George Hely Crescent, Killarney Vale

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## Lakeside Location!

Set in a quality street within a short stroll to the lake and its cycle way is this home in need of a light renovation / tidy up.

The layout itself offers:

- Spacious main living area with air conditioning and adjoining dining space.
- Three bedrooms with generous main including built in robes to two.
- Bathroom with separate bath and shower.
- Updated kitchen with an abundance of storage.
- Internal laundry and linen storage.

Outside is a leafy rear yard with plenty of space to play and an enclosed entertaining area.

The single drive through carport provides rear yard access and may lend itself to a garage conversion as it forms a part of the existing roof line.

The location is blue chip high set Killarney Vale lakeside.

Do not miss this opportunity to make this home your own!

### FOR SALE

Contact Agent

### VIEW

Sat 20th Jun @ 12:15PM - 12:45PM

### AGENTS

Justin Bond  
0406 999 007  
justin.bond@ljhooker.com.au

Belinda Bond  
0400 544 557  
belinda.bond@ljhooker.com.au

### AGENCY

LJ Hooker Tumbi Umbi | Killarney Vale |  
Bateau Bay  
(02) 4389 1722

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We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

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## **MORE DETAILS**

Property ID	WXDGJF
Property Type	House
Land Area	613 m2

### **Justin Bond 0406 999 007**

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### **Belinda Bond 0400 544 557**

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