

25 Cathrine Street, Kotara South

## Spacious 5-Bedroom Family Haven in Prime Kotara South Location

Nestled in one of Kotara South's most coveted pockets, this elegant brick-and-tile home offers the perfect blend of space, versatility, and modern comfort that today's families desire.

Set on a generous 531sqm block, the residence features five spacious bedrooms and two bathrooms, complemented by multiple living areas - ideal for growing families, multi-generational households, or anyone who loves extra room to spread out.

At the heart of the home, a stylish kitchen combines functionality with effortless entertaining, flowing seamlessly into the adjoining living space. A separate study provides a quiet home office or retreat for focused work or study, while the private double garage offers secure parking and additional storage.

Perfectly positioned, the property is just minutes from Westfield Kotara for shopping and dining, quality schooling including Kotara South Public School and nearby high schools, and a range of parks and recreational facilities.

5  2  2 

**FOR SALE**  
BUYERS GUIDE \$1,200,000

**VIEW**  
Sat 4th Apr @ 11:00AM - 11:30AM

**AGENTS**  
Jake Graham  
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**AGENCY**  
LJ Hooker Warners Bay  
(02) 4915 3800

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**

## Key Features

- Five bedrooms
- Built-in wardrobes
- Ensuite
- Private double garage
- Fully fenced yard
- Separate study room
- Split system air conditioning
- Solar panels
- Westfield 6 min drive
- Kotara South Public School 4 min drive

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

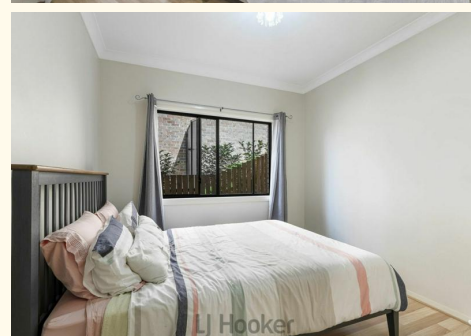
Property ID	Z91HN8
Property Type	House
Land Area	531.1 m2
Including	Toilets (3)

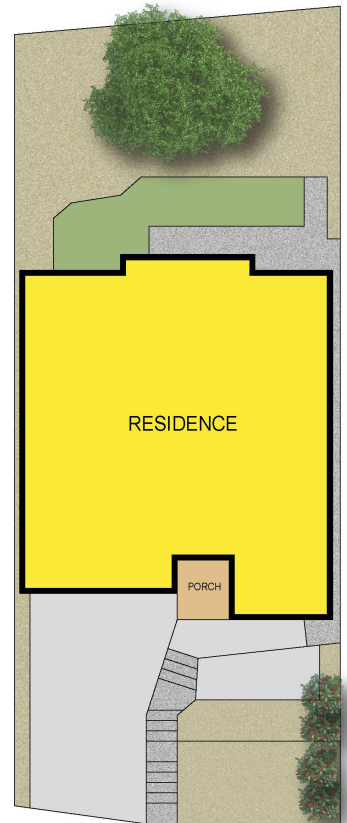
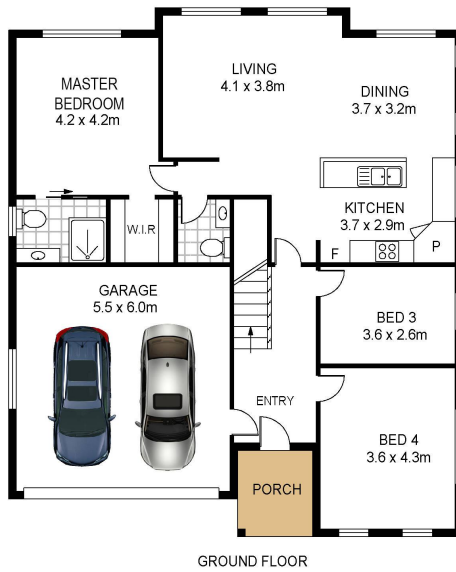
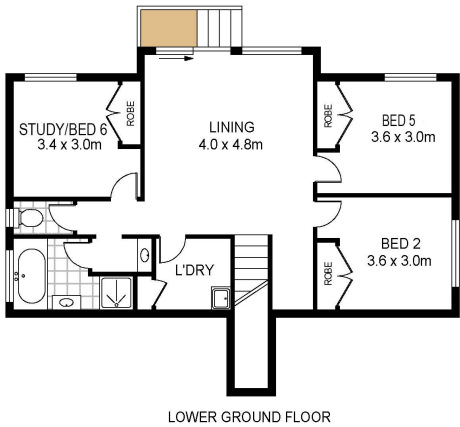
**Jake Graham 0423 169 195**

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25 Cathrine Street  
Kotara South



Total Internal Floor Area: 219 sqm

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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