



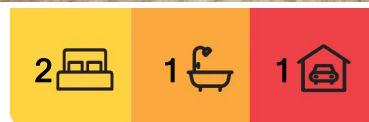
## Lisarow, 8/33 Newling Street

### Single Level Easy-Care Home

Conveniently located in the suburb of Lisarow sits this 2 bedroom villa that is ideal for investors, first home buyers or downsizers.

Positioned at the rear of the well maintained complex and offering a light filled floor plan, the property features:

- \* Open plan living comprising of kitchen, lounge and dining with reverse cycle air conditioning and ceiling fan
- \* Functional kitchen with gas cooktop, ample bench and cupboard space
- \* Bathroom with bathtub and separate toilet
- \* Two bedrooms with built in robes, main with ceiling fan
- \* Separate laundry room with second toilet
- \* Low maintenance, fully fenced backyard
- \* Single garage with internal access



**For Sale**  
\$590,000 - \$610,000

**View**  
By Appointment

**Contact**  
**Nicholas Cusick**  
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**Mark Whybrow**  
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mwhybrow.lisarow@ljhooker.com.au



**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.

**LJ Hooker East Gosford**  
**(02) 4322 5522**



The property is positioned for ultimate convenience, with great schools and bus stop close by. Also being a short drive to local train stations, Lisarow shopping plaza, medical facilities and Gosford CBD. Those needing to commute will appreciate the close proximity to the M1 Motorway with easy access to Sydney and Newcastle.

For more information, contact Nicholas Cusick 0419 436 679.

Strata Levies: \$680pq approx.

Council Rates: \$1,169.60pa approx.

Water Rates: \$1,073.29pa approx. + usage

## More About this Property

<b>Property ID</b>	85WGQR
<b>Property Type</b>	Villa
<b>Including</b>	Close to Schools Close to Shops Close to Transport

**Nicholas Cusick 0419 436 679**

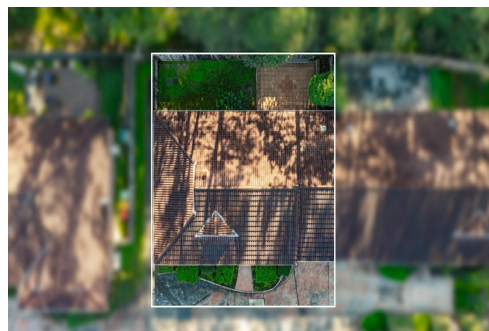
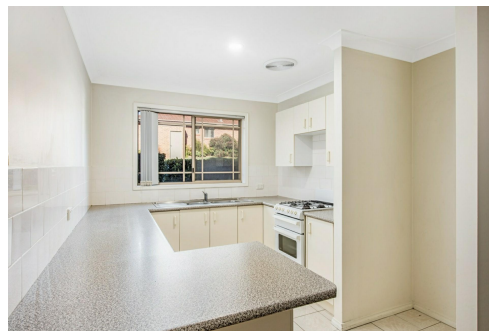
Company Principal - Licensee in Charge | [ncusick.gosford@ljhooker.com.au](mailto:ncusick.gosford@ljhooker.com.au)

**Mark Whybrow 0412 994 707**

Licensed Real Estate Agent | Director Whybrow Real Estate Pty Ltd |  
[mwhybrow.lisarow@ljhooker.com.au](mailto:mwhybrow.lisarow@ljhooker.com.au)

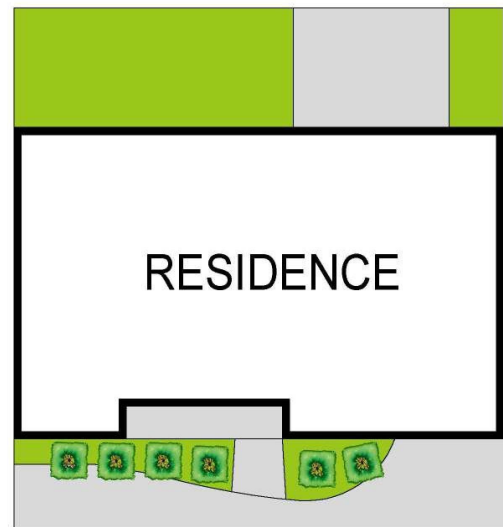
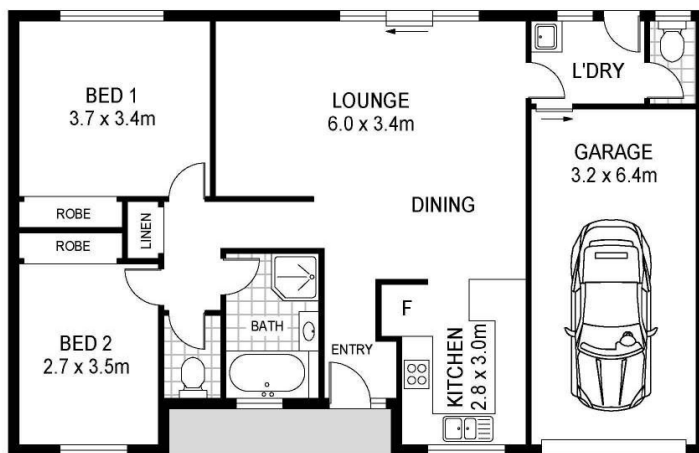
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Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

INT : 88m<sup>2</sup>  
GARAGE : 23m<sup>2</sup>

8/33 Newling Street, Lisarow