






5/207-209 Gertrude Street, North Gosford

3  2  1 

## Lifestyle, Position, Convenience

Situated in a well built and maintained complex this modern townhouse enjoys an elevated northerly aspect, in the ever-popular suburb of North Gosford.

The light filled 3 bedroom home offers an easy flowing floor plan and features:

### Upper level

- Spacious lounge room with reverse cycle air conditioning
- Combined kitchen and dining area
- Well equipped kitchen with electric appliances and ample cupboard space
- Master bedroom with built in robes and large ensuite with bath tub
- Private, outdoor balcony off the living area

### Lower Level

- Two bedrooms both with built in robes
- Main family bathroom
- Fully fenced courtyard
- Single lock up garage with internal access and laundry

Within close proximity of the Gosford CBD with a choice of cafes, restaurants, private and public schools, shops, local parks and sporting stadium this property is sure to tick a few boxes for buyers

**FOR SALE**  
Contact Agent

### AGENTS

Nicholas Cusick  
0419 436 679  
ncusick.gosford@ljhooker.com.au

### AGENCY

LJ Hooker East Gosford  
(02) 4322 5522

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**

looking for an upbeat lifestyle with low maintenance living.

The prime location is also within easy access to the Gosford train station, waterfront, local clubs and the M1 motorway for commuters.

A great opportunity to enter the housing market! Be sure to contact Nicholas Cusick for more information, 0419 436 679.

Strata Levies: \$918.75pq approx.  
Council Rates: \$1,212.59pa approx.  
Water Rates: \$1,064.44pa approx. + usage

## MORE DETAILS

Property ID	86ZGQR
Property Type	Townhouse
Including	Close to Schools Close to Shops Close to Transport

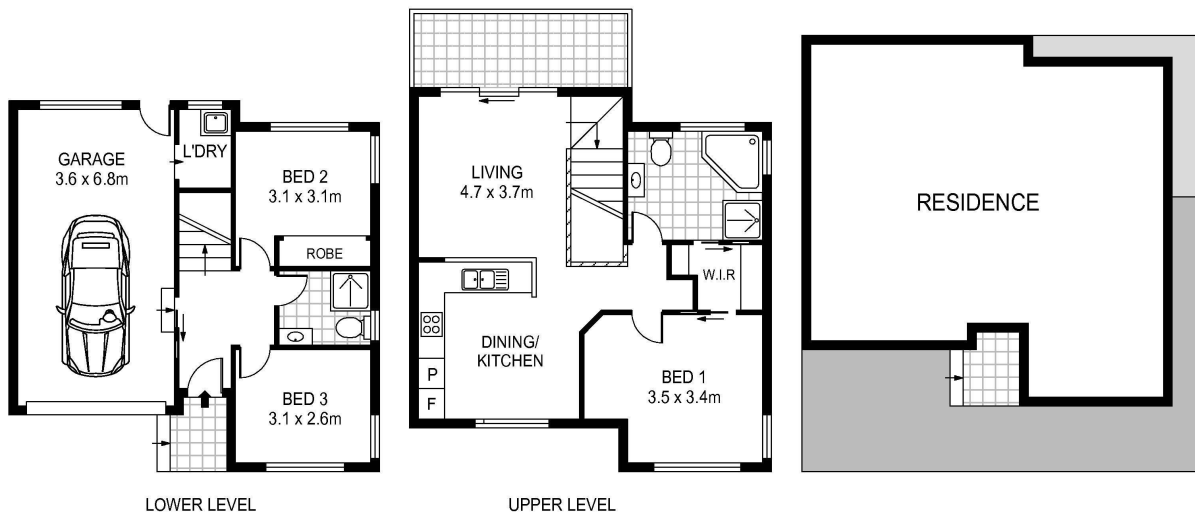
### Nicholas Cusick 0419 436 679

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

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

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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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