



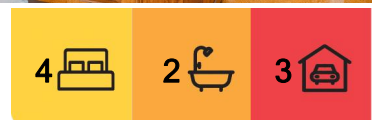
Point Frederick, 112 Albany Street

SOLD! Prior to Auction by Nicholas Cusick 0419 436 679

Offering an exciting blend of classic character and vintage charm, is this double brick 4 bedroom family residence in the peaceful and convenient setting of Point Frederick.

Provided for sale for the first time in over 34 years this solid home is positioned on a sun drenched 797sqm block and features:

- * Spacious living zones comprising of lounge room, formal dining and separate living area
- * Timber style kitchen with electric cooktop and oven, dishwasher and ample cupboard space
- * Master bedroom with built in robe, ceiling fan and air conditioning
- * Three additional bedrooms
- * Main, family bathroom with bath tub and separate toilet
- * Laundry room with additional storage and external access
- * Front verandah with water views across Caroline Bay



For Sale
Contact Agent

View
ljhooker.com.au/84CGQR

Contact
Nicholas Cusick
0419 436 679
ncusick.gosford@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

- * Outdoor entertaining patio, fully fenced backyard with well established gardens and shed
- * Single, lock up garage with utility room and separate double carport

Downstairs provides an additional space combining of living area, kitchenette and bathroom the ideal spot for a teenagers retreat or separate, family accommodation.

This timeless residence offers the astute buyer the opportunity to renovate this home to their own taste and enjoy the benefits of being part of the exclusive Point Frederick community.

The central location is just moments to the local waterfront, Gosford CBD, train station, public and private schools, popular shopping centres, Sailing Club and boat ramp and less than a 10 minutes' drive to join the M1.

For more information, contact Nicholas Cusick 0419 436 679.

Council Rates: \$3,086pa approx.

Water Rates: \$1,014.28pa approx. + usage

More About this Property

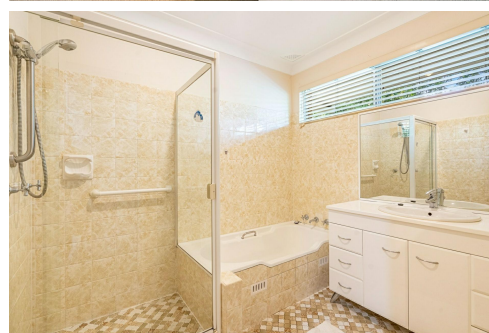
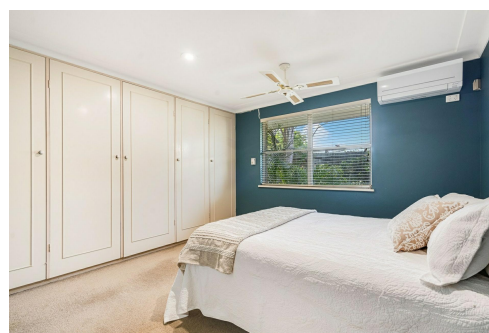
Property ID	84CGQR
Property Type	House
Land Area	797 m ²
Including	Close to Schools Close to Shops Close to Transport

Nicholas Cusick 0419 436 679

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

LJ Hooker East Gosford (02) 4322 5522

Suite 5 & 6 Victoria Court, 36-40 Victoria Street, EAST GOSFORD NSW 2250
eastgosford.ljhooker.com.au | eastgosford@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.

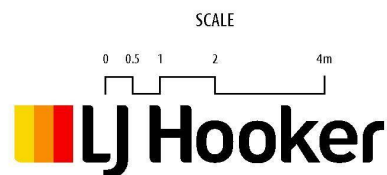
LJ Hooker East Gosford
(02) 4322 5522



112 ALBANY ST, POINT FREDRICK



Disclaimer: This information has been provided to us from the vendor and or their conveyancer or solicitor, no guarantee is given in respect of its accuracy. Any person viewing this information should make their own inquiries and only rely on those inquiries.



LJ Hooker East Gosford
(02) 4322 5522

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.