



50 Walmer Ave

Sold



50 Walmer Avenue, Sanctuary Point




Position Perfect - Directly across from the Water!

Set directly across from the beautiful shores of the Basin, this spacious four-bedroom home presents an outstanding opportunity to secure a relaxed coastal lifestyle with water glimpses and endless potential.

Perfect for owner-occupiers, investors or those seeking a holiday retreat, the home offers a versatile layout with plenty of scope to update and add value over time. Upstairs features four generous bedrooms, a centrally located bathroom and a handy rumpus area, with glimpses of the water adding to the coastal charm.

Downstairs, the open-plan living and kitchen zone flows effortlessly to an undercover outdoor entertaining area and a fully fenced backyard-ideal for children, pets and relaxed coastal living. Additional features include a single-car garage, carport and a spacious laundry with an extra toilet for everyday convenience.

Positioned in a highly sought-after coastal pocket just moments from the water, local shops and scenic walking tracks, this is a rare chance to secure a home with lifestyle appeal, investment potential and holiday-home versatility.

4  2  2 

FOR SALE
Offers Invited

AGENTS

James Lewis
0414 715 668
james.lewis@ljhooker.com.au

Kate Tucciarone
0494 187 031
kate.tucciarone@ljhooker.com.au

AGENCY

LJ Hooker Sanctuary Point | Vincentia
(02) 4442 1900

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**

An exciting opportunity to make your mark by the water... to arrange an inspection, contact James Lewis on 0414715668 or Kate Tucciarone on 0494187031.

MORE DETAILS

Property ID	TPXFAT
Property Type	House
Land Area	562 m2

James Lewis 0414 715 668

Principal | Auctioneer | james.lewis@ljhooker.com.au

Kate Tucciarone 0494 187 031

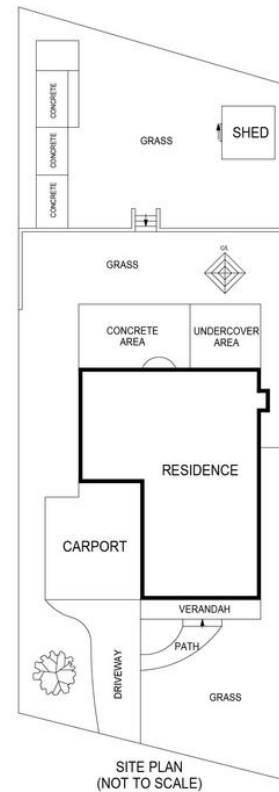
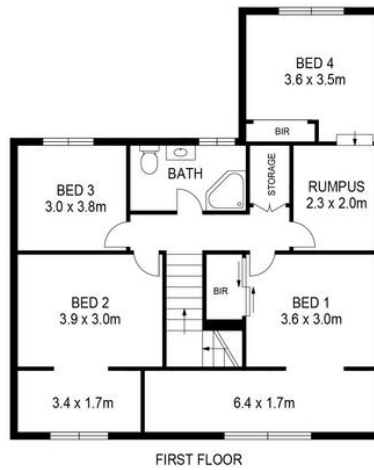
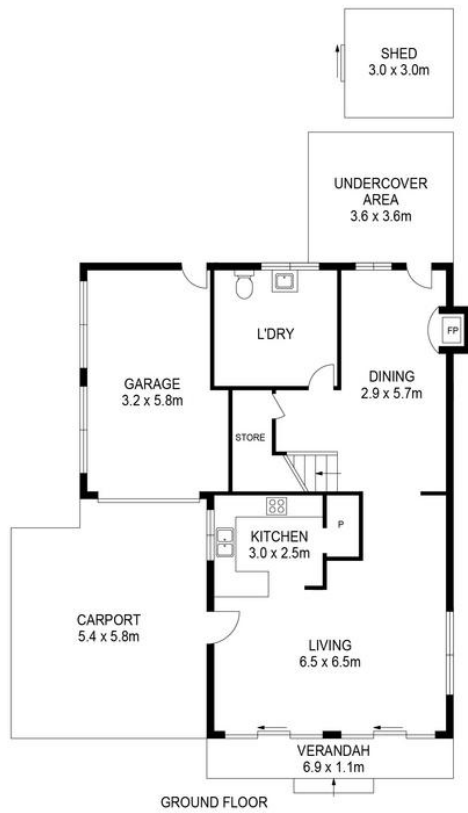
Licensed Real Estate Agent | kate.tucciarone@ljhooker.com.au

LJ Hooker Sanctuary Point | Vincentia (02) 4442 1900

1/10 Paradise Beach, Rd, SANCTUARY POINT NSW 2540

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50 WALMER AVENUE, SANCTUARY POINT



RESIDENCE AREA : 262m² (APPROX INTERNAL AREA + GARAGE + CARPORT + VERANDAH + UNDERCOVER AREA + SHED)

DIMENSIONS ARE APPROXIMATES ONLY & ALL INFORMATION GATHERED WE BELIEVE TO BE FROM RELIABLE SOURCES HOWEVER IT CAN NOT BE GUARANTEED & INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES.



Cue.
CREATIVE