



Seaforth, 41 Ellery Parade

Solid single level 3 bedroom home —entry level price

Selling for the first time since it was built 74 years ago, this well presented full-brick bungalow is immersed in a wide district panorama that extends over Middle Harbour to the city and North Shore skylines. Recently refreshed for instant liveability, the single-level residence is embraced by sunny alfresco entertaining areas and offers scope to expand the views via a first-floor addition (STCA). Set on 630sqm in a premier street, it is approximately a five minute stroll to Seaforth Public School, city buses and Seaforth Village.

- *Panoramic views of the city, North Sydney and Chatswood skylines
- *Views to upper Middle Harbour can be enhanced by going up (STCA)
- *Ample living space with a gas fireplace and defined dining area
- *A sunroom and rear verandah take in the full spectrum of views
- *Double bedrooms, the main has built-ins and wide views
- *Tidy bathrooms, newly polished timber floors, air con and ceiling fans

3

2

1

For Sale
\$2,730,000

View
ljhooker.com.au/195BF78

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- *Covered verandah and entertainers' terrace with leaf-filtered views
- *550m to Seaforth Public School, 600m to the village and city buses
- *Minutes to Stockland Village, Manly's attractions and Sydney's CBD
- *Lock-up garage plus an aluminium shed for additional storage
- *Set on 630sqm, near level street access

More About this Property

Property ID	195BF78
Property Type	House
Land Area	629 m2

Tim Wirth 0421 997 845

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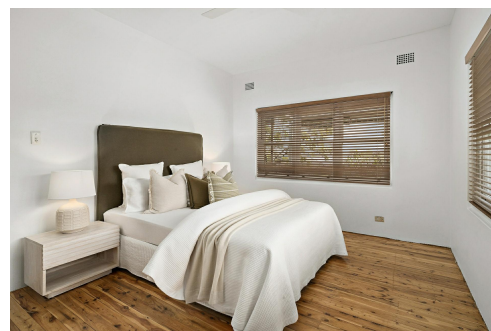
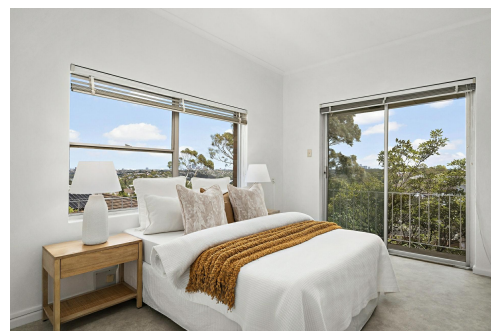
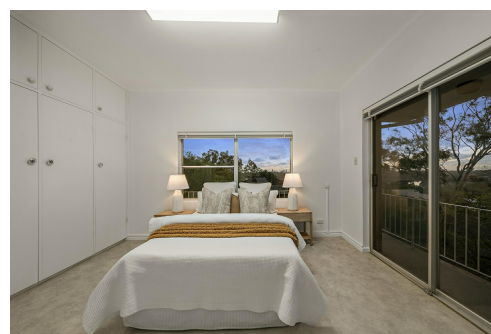
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41 Ellery Parade, Seaforth

The site plan is not to scale. Bushes and trees are placed for illustration purposes.
Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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Seaforth
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