



10B Chantell Avenue, Terrigal

## Modern Coastal Living Moments From the Beach

Positioned in a peaceful pocket of Terrigal just moments from the beach, this beautifully appointed residence offers an exceptional sense of space, natural light and effortless coastal style.

Designed to maximise openness and flow, the home centres around expansive open-plan living and dining zones, where large windows invite in an abundance of natural light. These airy interiors extend seamlessly to a generous outdoor entertaining deck, creating a true indoor-outdoor lifestyle perfect for relaxed living or hosting on any scale.

At the heart of the home, the contemporary kitchen is both functional and refined, featuring stone benchtops, a statement 3m island bench and quality stainless steel appliances. Thoughtfully positioned, it connects effortlessly with the main living areas to enhance everyday living and entertaining.

Accommodation is generous and well-zoned, with three spacious bedrooms all located upstairs. The master suite offers a private retreat, complete with a private ensuite. Multiple living areas and dedicated study zones provide flexibility for families, working from

3 2 2

### FOR SALE

Price Guide \$1,650,000

### VIEW

Sat 13th Jun @ 1:15PM - 1:45PM

### AGENTS

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### AGENCY

LJ Hooker Terrigal  
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home or those seeking additional space to unwind.

Located within walking distance to Terrigal Beach, cafés and the town centre, this is a superb opportunity to secure a light-filled, low-maintenance home in one of the Central Coast's most desirable locations.

#### Key features

- 3 generous bedrooms, all with built-in wardrobes and plantation shutters
- Upstairs master suite boasts private ensuite and built-in wardrobe
- Modern kitchen with stone benchtops, 3.3m island bench, dishwasher, and gas cooktop
- " Multiple living areas and two home office /study zone —ideal for family living and WFH
- 2 bathrooms boasting modern fixtures and finishes plus powder room on the ground floor for added convenience
- Ducted a/c, hardwood timber flooring through main living areas, plantation shutters
- " Two outdoor entertaining zones for alfresco dining and relaxed coastal living. Small level lawn area —ideal for kids and pets
- Double lock-up garage with internal access and ample storage space
- Short 15-minute stroll to Terrigal Beach, town centre and esplanade
- 10-minute drive to Erina Fair shopping centre and 20-minute drive to Gosford Train Station

#### Rates

Council \$1,751.39

Water \$ 1,099.08

The contract refers to the property as 2/10 Chantell Avenue, Terrigal however, to avoid confusion the property is advertised as its mailing address being 10B Chantell Avenue, Terrigal.

Please note that all information herein is gathered from sources we believe to be reliable. Images, photographs, plans, drawings and maps are indicative only. LJ Hooker Terrigal makes no representation or warranty as to the accuracy of the information provided and accepts no liability for any errors or omissions. All interested parties should make and rely upon their own independent enquiries. All measurements and details are approximate and subject to change without notice.

## MORE DETAILS

Property ID 18TKGC1  
Property Type DuplexSemi-detached  
House Size 388 m2  
Including Ensuite  
Study  
Air Conditioning  
Dishwasher  
Built-in-Robes  
Close to Schools  
Close to Shops  
Close to Transport  
Garage  
Gas  
Internal Laundry

**Matthew Farrugia 0403 661 499**

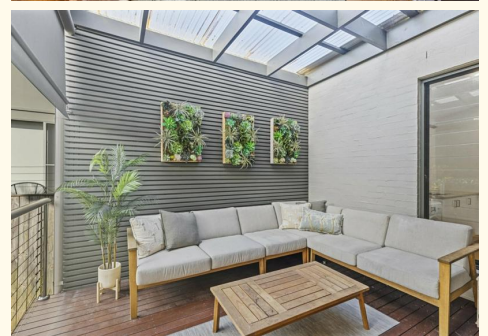
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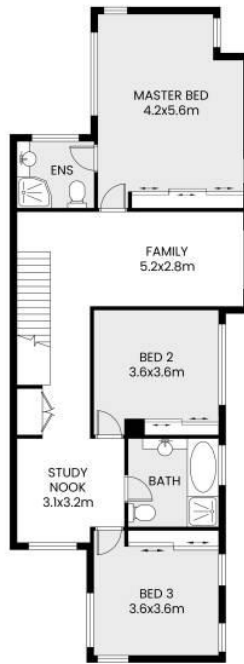
Shop 1 & 2, 1 Campbell Crescent, TERRIGAL NSW 2260  
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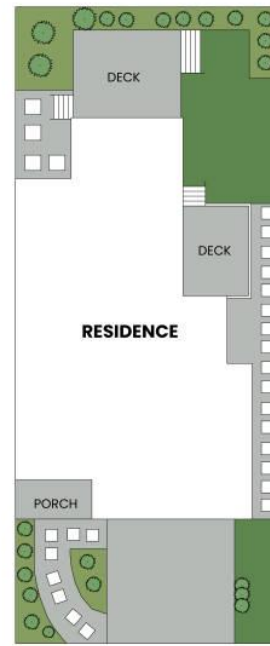
# 10B Chantell Avenue Terrigal



GROUND FLOOR



FIRST FLOOR



SITE PLAN

Scale in meter. Indicative only. Measurement and dimensions are approximate.  
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