



17/2-6 Copnor Avenue, The Entrance

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## FIRST HOME OR INVESTMENT OPPORTUNITY

**FOR SALE**  
GUIDE \$610,000 - \$650,000

### AGENTS

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Scott Bennett  
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### AGENCY

LJ Hooker The Entrance  
(02) 4332 2555

Welcome to this delightful unit nestled in the heart of The Entrance ideal for first homebuyers, investors, and downsizers alike.

The unit consists of two spacious bedrooms both with built in wardrobes, offering the perfect retreat after a busy day. Enjoy the convenience of an ensuite plus an additional bathroom, catering for families and guests alike.

Split system air conditioning, in the open plan living areas keeps your property cool in summer and warm in winter, easily providing an attractive living environment. The living areas and balconies capture a pleasant view of the Tuggerah Lakes and surrounding areas.

The unit is fully secured with underground parking in the basement with an added bonus of a storage area for fishing rods, bicycles etc. A unique feature of the security complex is a huge common roof top entertaining area enjoying fabulous views of the ocean and lake perfect for sunsets or just relaxing taking it all in.

The Entrance is known for its vibrant community, offering a range of local amenities, charming shops, and beautiful beaches & all

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LJ Hooker

just a stones throw away. Its popularity continues to rise, making this an ideal investment or first homebuyer opportunity.

Contact us today to learn more about this quality unit.

## MORE DETAILS

|               |                  |
|---------------|------------------|
| Property ID   | 17P0F7M          |
| Property Type | Apartment        |
| Including     | Ensuite          |
|               | Air Conditioning |
|               | Toilets (2)      |
|               | Balcony          |
|               | Dishwasher       |
|               | Built-in-Robes   |
|               | Secure Parking   |

### Graeme Naughton 0415 900 865

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