

Tuggerah, 17 Ambrosius Court

Endless Potential in a Prime Location —Make It Yours!

Perfectly liveable as it stands, this charming four-bedroom home is bursting with opportunity, a fantastic chance to secure a property with endless scope to transform, renovate, or simply enjoy as is.

Set on a level, fully fenced block, the home features a practical single-level layout ideal for families, first-home buyers or astute investors looking for their first or next project. Each of the four generously sized bedrooms includes built-in robes, while the centrally positioned bathroom offers a bath, shower, and toilet, complemented by an additional separate toilet for added convenience.

The heart of the home is its original kitchen, complete with a gas cooktop and plenty of space for meal preparation and family gatherings. A separate dining room creates a welcoming space for dinners and celebrations, flowing through to the generous living area. Step outside and discover the low-maintenance backyard - a flat, secure space perfect for kids, pets, or future landscaping ideas. There's ample room to extend, add a deck, or create your dream entertaining area (STCA).



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.



For Sale
Contact Agent

View
By Appointment

Contact
David Peters
0409 655 975
dpeters.wyong@ljhooker.com.au
Lachlan Peters
0411 988 356
ldpeters.wyong@ljhooker.com.au

LJ Hooker Wyong
(02) 4353 2200

This is a home with character, warmth, and exciting potential. Whether you choose to renovate, refresh, or leave it as is, you'll be investing in a property with undeniable promise in a highly sought-after position.

Situated in an extremely convenient location only a few minutes to Westfield Tuggerah, the M1 motorway plus Tuggerah railway station and only approximately 90 minutes to the Sydney CBD, making it perfect for commuters or astute investors.

Don't miss your chance to unlock the possibilities - inspect today and imagine the future you could create here!

Council Rates for 2024/2025 were \$1,472.43 per annum

Water and Sewer Connection Charges for 2024/2025 were approximately \$287 per quarter

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More About this Property

Property ID	15DNFNA
Property Type	House
Land Area	375 m2

David Peters 0409 655 975

Principal | L.R.E.A | dpeters.wyong@ljhooker.com.au

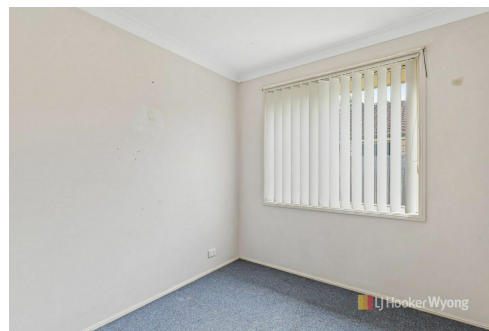
Lachlan Peters 0411 988 356

Sales Consultant L.R.E.A / Auctioneer | ldpeters.wyong@ljhooker.com.au

LJ Hooker Wyong (02) 4353 2200

132 Pacific Highway, WYONG NSW 2259

wyong.ljhooker.com.au | wyong@ljhooker.com.au



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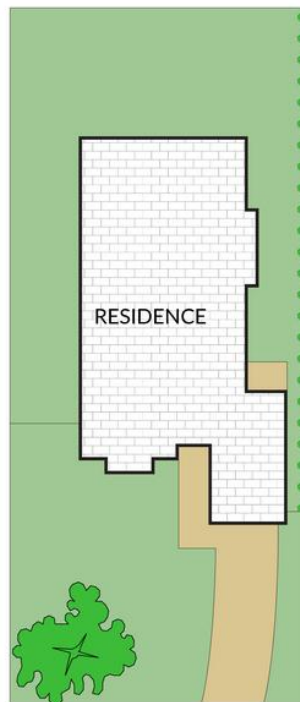
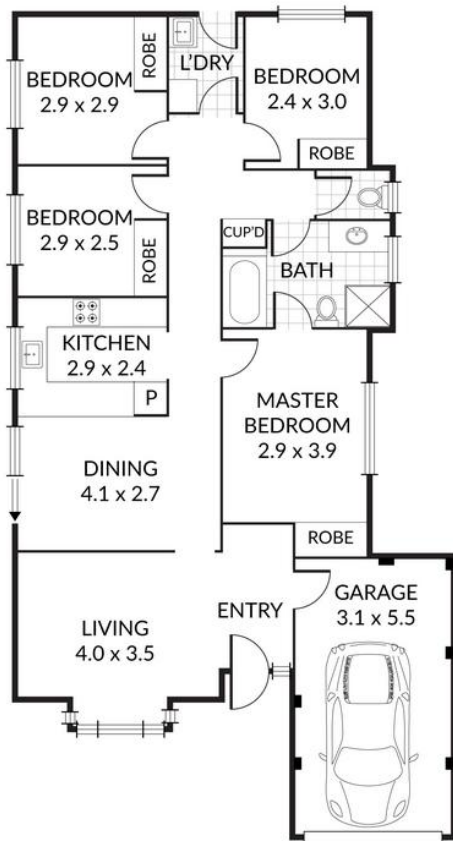
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Internal 110m² External 266m² Total 376m²

17 Ambrosius Court, Tuggerah



4 x 1 x 1 x



NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.



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