





25 Burbank Drive, Tuggerah

# Comfortable Living with Exciting Potential

Offering an appealing combination of space, practicality and future potential, this three bedroom home presents an excellent opportunity for buyers seeking a home they can enjoy now while adding their own vision over time.
Positioned on a flat, fully enclosed block, the single-level floorplan provides comfortable everyday living and plenty of scope to modernise when the time is right. All three bedrooms are generously proportioned and feature built-in wardrobes, while the main bedroom enjoys convenient access to the central bathroom, complete with both a bathtub and shower. A separate toilet adds further practicality.
The original kitchen remains functional and includes a gas cooktop together with generous bench space and preparation areas. Adjacent to the kitchen, the separate dining room provides a welcoming space for family meals and entertaining, while the lounge room creates a relaxed setting for everyday living.
Outside, the level backyard offers plenty of flexibility for children, pets, gardening or future improvements. A covered pergola provides an inviting outdoor area for relaxing or entertaining, while the established layout allows plenty of opportunity to landscape and personalise the yard to suit your lifestyle.
With scope for enhancement, this is a property where you can move

3 1 1

**FOR SALE**
Price Guide $780,000

**AGENTS**
David Peters
0409 655 975
dpeters.wyong@ljhooker.com.au

Lachlan Peters
0411 988 356
ldpeters.wyong@ljhooker.com.au

**AGENCY**
LJ Hooker Wyong
(02) 4353 2200

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Interested parties must rely solely on their own enquiries.

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straight in, undertake improvements at your own pace, or explore its potential as an investment.
The location further enhances the appeal, with Westfield Tuggerah, Tuggerah railway station and the M1 Motorway all conveniently accessible. Sydney CBD is approximately 90 minutes away, providing an attractive option for commuters while enjoying the lifestyle benefits of the Central Coast.
Whether you are searching for your first home, looking for an investment opportunity or seeking a property you can gradually transform into something special, this residence deserves your inspection.
Explore the possibilities and discover the potential for yourself.

DISCLAIMER: This advertisement contains information provided by third parties. While all care is taken to ensure otherwise, LJ Hooker Wyong does not make any representation as to the accuracy of any of the information contained in the advertisement, does not accept any responsibility or liability and recommends that any client make their own investigations and enquiries. All images are indicative of the property only.

## MORE DETAILS

| | |
|---|---|
| Property ID | 15VAFNA |
| Property Type | House |
| Land Area | 325 m2 |
| Including | Built-in-Robes |
| | Fully Fenced |

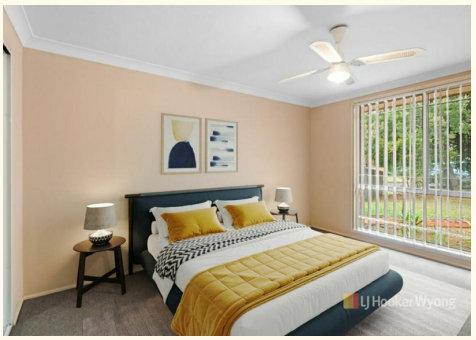
**David Peters 0409 655 975**
Principal | L.R.E.A | dpeters.wyong@ljhooker.com.au
**Lachlan Peters 0411 988 356**
Sales Consultant L.R.E.A / Auctioneer |
ldpeters.wyong@ljhooker.com.au

**LJ Hooker Wyong (02) 4353 2200**
132 Pacific Highway, WYONG NSW 2259
wyong.ljhooker.com.au | wyong@ljhooker.com.au













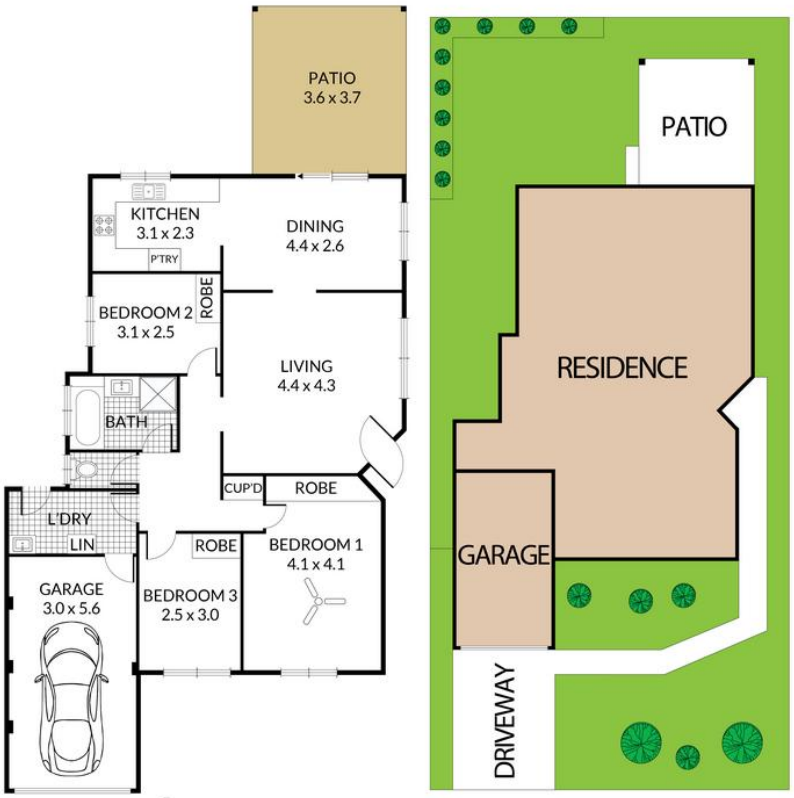



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Internal 101m² External 14m² Total 115m²

3 x 1 x 1 x

# 25 Burbank Dr, **Tuggerah**




REAL PROPERTY PHOTOGRAPHY

**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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