



16 Windsor Road, Wamberal

Prime Wamberal Address with Land, Lifestyle and Potential

Set on a generous 724sqm parcel backing directly onto Wamberal Golf Course, this solid single-level brick home offers a rare combination of space, privacy and potential. With a peaceful, leafy outlook and no rear neighbours, the property enjoys a tranquil setting while remaining just moments from local beaches, shops and schools.

The home itself is well-maintained and comfortable, featuring three generous bedrooms, all with built-in robes, a practical single-level layout and a single car garage. Neat, tidy gardens frame a level lawn and expansive backyard, providing plenty of room for families, entertaining or future enhancements.

Move in and enjoy as is, or capitalise on the outstanding opportunity to renovate or redevelop and create something truly special. With its solid bones, sizeable block and highly sought-after golf course position, this is a renovator's dream with endless potential in a prime Wamberal location.

Key features

- Spacious single-level brick home on a 724sqm block backing onto Breakers Country Club's golf course
- Three generous bedrooms all with built-in robes

3 1 2

AUCTION

Sat 9th May @ 9:00AM

VIEW

By Appointment

AGENTS

Michael Ahearn
0466 464 240
michael.ahearn@ljhooker.com.au

Luke Reid
0435 118 300
luke.reid@ljhooker.com.au

AGENCY

LJ Hooker Terrigal
(02) 4385 8444

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.



- Kitchen that opens onto dining and outdoor deck to allow for effortless entertaining
- Spacious main bathroom with exciting scope for renovations. Separate toilet for added convenience
- Split-system a/c in living area, dining room and one bedroom, ceiling fans throughout
- Tidy gardens, expansive level lawn, entertaining deck and private access to the golf course
- Single lock-up garage, plus carport with ample space store a boat, trailer, or small caravan
- Convenient location close to beaches, schools, shops and Breakers Country Club and golf course
- Short drive to Erina Fair shopping centre and 15-20 minutes to Gosford Train Station and M1 freeway to Sydney and Newcastle

Rates:

Council Rates \$2,983.98 Per annum

Water Rates \$1,185.08 Per annum

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	1HU5GC1
Property Type	House
House Size	126 m2
Land Area	724 m2
Including	Air Conditioning Toilets (1) Built-in-Robes Carpeted Carport Close to Schools Close to Shops Close to Transport Garage Golf Course Estate

Michael Ahearn 0466 464 240

Sales Specialist - LREA | michael.ahearn@ljhooker.com.au

Luke Reid 0435 118 300

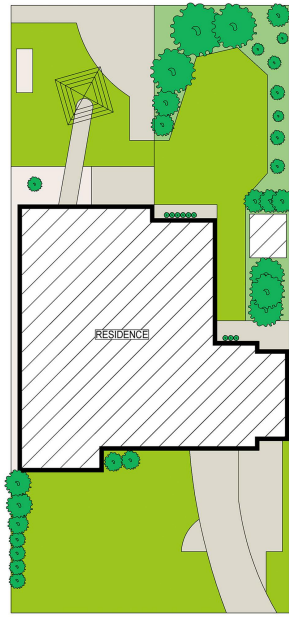
Sales Associate to Michael Ahearn | luke.reid@ljhooker.com.au

LJ Hooker Terrigal (02) 4385 8444

Shop 1 & 2, 1 Campbell Crescent, TERRIGAL NSW 2260
terrigan.ljhooker.com.au | terrigan@ljhooker.com.au



16 Windsor Road, Wamberal



SITE PLAN



Scale in meter. Indicative only. Measurement and dimensions are approximate.
All information contained herein is gathered from source we believe to be reliable.
However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

Internal: 126sqm
External: 87sqm

