



## Wamberal, 24 Hilltop Road

### Lake Views and Ample Potential Atop of Wamberal

Presented for the first time in over 50 years, this 3-bedroom golden era home has exceptional potential and fantastic structural bones, open plan spaces and utmost versatility for future development by the beach.

Perched atop of Wamberal, the property receives an abundance of natural light and enjoys lake and valley views, while the low maintenance gardens, fully fenced backyard and adjoining undercover alfresco space present fantastic family-friendly, outdoor entertainment options.

Comprised of three spacious bedrooms, an open plan living and dining space and generously proportioned kitchen with a walk in pantry, the foundational appeal is unrivalled while the lifestyle appeal and location only 5 minutes walk from the beach culminate into an exciting and seldom found opportunity.

#### Features:

-Lake views and 5 minutes' walk from Wamberal Beach



**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.

**SOLD**

3

1

2

**For Sale**  
\$1,450,000

**View**  
[ljhooker.com.au/1GXUGC1](http://ljhooker.com.au/1GXUGC1)

**Contact**  
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**LJ Hooker Terrigal**  
**(02) 4385 8444**

- Exceptional foundations and brick exterior
- Garage and internal storage
- Spacious living and dining space with additional living area
- Open plan kitchen, walk in pantry and additional storage
- Single level living
- 3 bedrooms and 1 bathroom with separate toilet
- Outdoor alfresco area and fully fenced back yard
- Timber flooring throughout and split system air conditioning
- Low maintenance gardens and ample day round sun
- Side access to the backyard
- Within proximity to highly regarded local schools, cafes, restaurants and sporting grounds

## More About this Property

<b>Property ID</b>	1GXUGC1
<b>Property Type</b>	House
<b>Land Area</b>	538 m2
<b>Including</b>	Air Conditioning Toilets (1) Dishwasher Built-in-Robes Car Parking - Basement Carpeted Close to Schools Close to Shops Close to Transport Family room

### Michael Ahearn 0466 464 240

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### Luke Reid 0435 118 300

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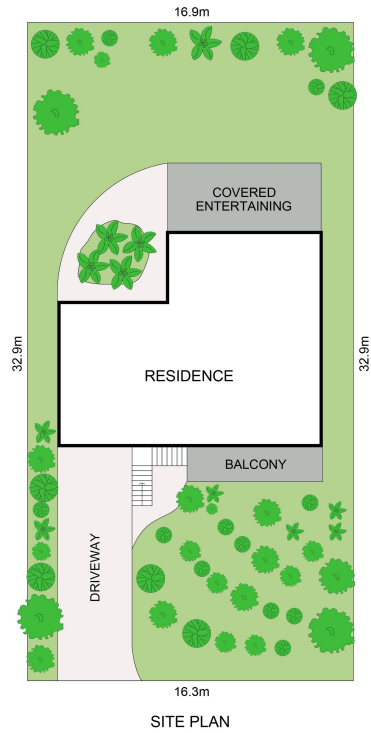
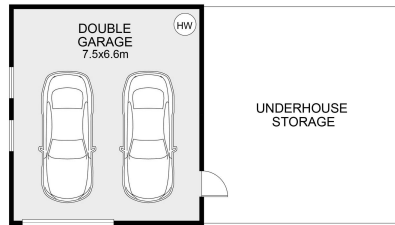
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## 24 Hilltop Road, Wamberal

Scale in metres. Indicative only. Measurements and dimensions are approximate.  
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INT : 221m<sup>2</sup>  
EXT : 39m<sup>2</sup>



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