

## Wyee Point, 9 Lake Street

### Potential Plus!!

Whether you are looking for a peaceful escape, a low-maintenance lifestyle, or a wise investment, this home offers something for everyone. Move straight in and enjoy, lease it out for a steady return, or make it your weekend retreat—whatever your plans, this home is ready to deliver.

With 3 bedrooms equipped with built-in robes plus a study, 2 living areas and a well-appointed bathroom, the open-plan layout creates a bright, airy space seamlessly connecting the inside with the outside.

A spacious undercover area overlooks a level 607m<sup>2</sup> block with a fully fenced yard—ideal for kids, pets and is perfect for BBQs, family gatherings or quiet evenings under the stars.

The awesome side access provides plenty of parking leading to the double detached garage perfect for all the toys!

Just meters from the local boat ramp for instant access to Lake Macquarie's waterways, only a short drive to Wyee town centre and train station and with quick access to the M1



**For Sale**  
Please Call

**View**  
[ljhooker.com.au/N36HPC](http://ljhooker.com.au/N36HPC)

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**LJ Hooker Budgewoi | Toukley**  
**(02) 4390 5555**



Pacific Motorway making your commute effortless.

- 3 Bedrooms with built-in robes + Study
- Multiple living areas
- Covered entertaining deck
- Awesome side access
- Detached double garage
- Level 607sqm block
- Close to amenities including train station, M1 Motorway, shopping, lake & boat ramp

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## More About this Property

Property ID	N36HPC
Property Type	House
Land Area	607 m2
Including	Study Air Conditioning Toilets (1) Outdoor Entertaining Built-in-Robes Fully Fenced

**Kimberly Bell 0410 437 031**

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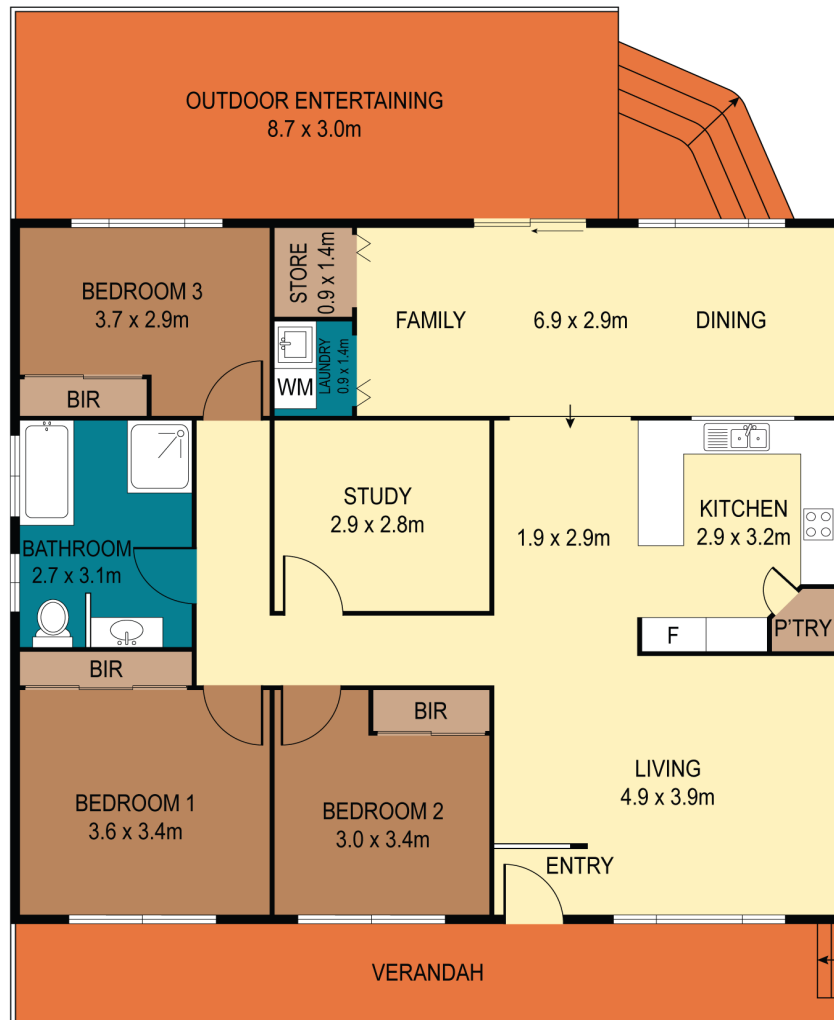
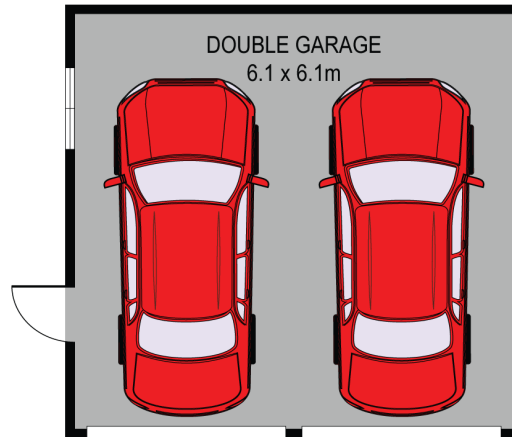
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Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries



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