

**1 Toorak Avenue, Mangerton, NSW 2500**

THE AGENCY

**House For Sale**

Tuesday, 30 April 2024

1 Toorak Avenue, Mangerton, NSW 2500

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 1**

**Area: 607 m2**

**Type: House**



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## Price on request

Experience the magic of Mangerton in this sun-blessed northeast facing family home capturing spectacular mountain views & all the leafy loveliness this privileged pocket of Wollongong has to offer. Directly opposite the glorious mature trees of Toorak Park greenspace & a short stroll from Mangerton's iconic Art Deco shops & charming Mount Saint Thomas Public School, here is a property that provides functional family living for today, & a secure investment for tomorrow. Pause & ponder your good fortune on the sun-bathed front porch, take in the perfectly framed Mount Keira view from the generous lounge room, luxuriate in the supersized freestanding tub, then adjourn to the private alfresco entertaining area while the kids play in the backyard. Life could be this good. - 270m to Mount Saint Thomas Public School. 250m to local coffee shop. - Less than 1km to Figtree shopping, dining, & services. - Well built 1950s brick, cladding, & tile home with substantial renovations. - 607sqm elevated north-northeast facing allotment enjoys picturesque Escarpment & tree canopy views. - 3 generous bedrooms with mirrored built-in robes, 4th bedroom suited to nursery or study. - Renewed family bathroom features huge freestanding tub & separate rain shower. - Lounge room with picture window & dramatic mountain view welcomes natural light. - Open plan kitchen/dining/living space with skylight connects to outdoors at rear. - Updated galley-style kitchen includes gas cooktop, Bosch oven, dishwasher, & breakfast bar. - Separate laundry adjoins kitchen with extra toilet. - Engineered timber flooring throughout. Ducted A/C. Gas hot water. - Fabulous expansive private covered alfresco entertaining space at rear. - Securely fenced child & pet-friendly grassed back yard with established trees. - Garage with remote access & extensive under-house storage.