

11A & 11B Bolton Point Road, Bolton Point, NSW 2283



Sold House

Friday, 19 April 2024

11A & 11B Bolton Point Road, Bolton Point, NSW 2283

Bedrooms: 5

Bathrooms: 4

Parkings: 6

Area: 1784 m2

Type: House



Kathleen Matinlassi



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\$1,350,000

Discover the ultimate lifestyle with this exceptional opportunity to own a prime waterfront reserve property at the prestigious Bolton Point, surrounded by million-dollar homes. Situated at the tranquil tip of Bolton Point, this property offers unobstructed, east-facing views across Lake Macquarie to Valentine and Belmont, setting the stage for breathtaking daily vistas. Featuring a substantial landholding of 1784sqm with two existing older-style homes, this property presents limitless potential to create a custom-designed lakeside residence. The front home boasts sweeping 180-degree views over the lake, providing a perfect canvas for your dream home. It offers a double carport, plus 2 car garage around the front. Your new home will front a beautifully manicured, Hunter Water-owned reserve, offering direct access to the lake's edge, perfect for swimming and kayaking right from your doorstep. Nestled between the vibrant shopping areas of Toronto and Warners Bay, the location combines serene lakefront living with convenient access to local amenities. Both properties are currently vacant, offering the option to rent out while planning your new home. This is a rare offering in a highly sought-after location. For more details on the property boundaries, building envelope, or to schedule your inspection, please contact me promptly. Seize this chance to own a piece of paradise at Lake Macquarie!

Previous rental return: - Front 3 bedroom home rented for \$540/week.- Back 2 bedroom home rented for \$320/week.- The rates for the property in 2023 were \$3448- The rates apply to both houses as it is regarded as one block.

Features:- Lakefront gem with panoramic views- Charming home with relaxed style and sunlit living spaces- Stunning lake views from nearly every room- Immaculately presented kitchen with upright oven, stove, and dishwasher- Ample cupboard space in the kitchen- Two original bathrooms- Split air conditioning for year-round comfort- Open balcony overlooking the lake views- Brand new carpet throughout the home- Spacious covered patio for outdoor dining- Built-in wardrobes in two bedrooms- Double garage with extra storage space underneath- Shared driveway- Access to waterfront reserve for leisurely strolls and fishing- Close proximity to local parks, jetties, and Woodrising shopping center- Less than a 10-minute drive to Toronto's city center, cafes, and retail shops

Disclaimer: We have obtained this property information from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective buyers are advised to carry out their own investigations.