

159 Prince Edward Park Road, Woronora, NSW 2232



House For Sale

Friday, 16 February 2024

159 Prince Edward Park Road, Woronora, NSW 2232

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 797 m2

Type: House



Dasha McGee

Auction Guide \$2.5M

This exceptional waterfront property is situated on a level block of land, providing direct street-to-waterfront access. Boasting a jetty, pontoon, and boat ramp, it offers unparalleled convenience for waterfront living. Its north-facing orientation ensures ample natural light throughout the day, allowing residents to enjoy breathtaking views of the river and surrounding bushland. The upper level presents an expansive open-plan layout encompassing the living, dining, and kitchen areas, seamlessly extending to a river-facing deck and sunlit yard-an idyllic setting for relaxation and enjoyment amidst the tranquil riverside ambiance. On the lower level, a versatile space awaits customization to suit individual needs. Presently configured as a generously sized open-plan rumpus area with a kitchenette and laundry/bathroom facilities, the potential exists to create additional bedrooms and a study as desired. Complementing the property is a double garage featuring an attached spacious rumpus/workshop area, providing ample flexibility for various purposes. Crafted by a local builder and thoughtfully designed by an architect, this property exemplifies quality craftsmanship and meticulous attention to detail. Jetty Fee \$1249 per annum Council Rates \$2400 per annum