

# 16 Norman Avenue, Sunshine, NSW 2264



## House For Sale

Tuesday, 7 May 2024

16 Norman Avenue, Sunshine, NSW 2264

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 664 m2**

**Type: House**



Sally Wrigley  
0498533490



Kaine Robinson  
0401199636

**\$970,000 to \$1,050,000**

Nestled on a spacious 664 square meter block, this contemporary residence boasts a perfect blend of modern elegance and comfortable living. As you step inside, you'll be greeted by a bright and airy ambiance, thanks to the fresh paint and fresh new flooring that runs throughout the home. This immaculate abode features four generously sized bedrooms, providing ample space for the whole family. The master bedroom is a true retreat, offering water views and a modern ensuite, where you can unwind in style after a long day. Entertain guests effortlessly in the impressive outdoor area, complete with a sparkling pool, convenient bar, and attached shower and toilet facilities – perfect for hosting summer soirees or simply relaxing in your own private oasis. Car enthusiasts will appreciate the convenience of the double garage, along with the bonus of a single carport, providing plenty of space for vehicles and storage. Features Include: • 4 Spacious bedrooms • 2 Modern and freshly renovated bathrooms • Generous sized 2 car garage with single carport • 664 square meter block • Water views • Fresh paint and flooring throughout • Generous master bedroom with water views and modern ensuite • Spectacular Outdoor entertaining area with pool, bar, shower, and toilet. Located in the sought-after suburb of Sunshine, you'll enjoy the convenience of being close to local shops, schools (public and private), the quality Sunshine boat ramp, numerous reserves and jetties and just over an hour to Wahroonga via the M1 Motorway make it appealing to all buyers seeking a central location between Sydney and Newcastle. Don't miss this rare opportunity to own your own piece of paradise – schedule your inspection today and make 16 Norman Avenue, Sunshine, your new address! Rental Appraisal: \$700 - \$730/week with the Ellejayne Property Management and Investor Club. **DISCLAIMER** Ellejayne Realty have obtained all information provided here from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.