

**161 Princes Highway, Burrill Lake, NSW 2539**



**Sold House**

Wednesday, 25 October 2023

161 Princes Highway, Burrill Lake, NSW 2539

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Area: 968 m2**

**Type: House**



Kate Wise

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## Contact agent

Positioned on a level 968sqm block and located a mere 550m from the pristine waterways of Burrill Lake, this three bedroom, two bathroom home offers a fabulous opportunity for first home buyers or those looking for a holiday home! Set back with a large front yard, the home offers a pretty entrance with a welcoming foyer. Located on the lower level, the third bedroom doubles as a rumpus room and is ideal for guests or teenagers. The room is spacious and has sliding doors opening out to the backyard. Your guests will enjoy the privacy of the second bathroom, conveniently located in the laundry downstairs. Upstairs offers a cosy lounge room with slow combustion fire and reverse cycle air conditioning. The lounge room opens out onto the east facing deck. Perfect for entertaining the elevated deck captures the beautiful north easterly breeze with plenty of space for the BBQ and outdoor setting. The kitchen with electric appliances and plenty of storage opens onto the dining room. Featuring vaulted ceilings and plenty of natural light there are two bedrooms, main with BIR's on the upper level, as well as the main family bathroom. The home offers so many storage options for your water toys or caravan.... and in this location, you will put them to great use! There is a single lock up garage and a carport under the main roof, plus an adjoining double carport and two garden sheds. There is also an outdoor shower with hot and cold water - ideal for rinsing off after a surf at the nearby beach! Within walking distance to lions playground park, national park walking tracks, public transport and boat ramps. Fully fenced and featuring a fabulous backyard with a veggie patch, numerous fruit trees and a cubby house.... this home presents the opportunity to make the Great Australian Dream.... your reality!! Call Kate Wise on 0404 413 866 to arrange an inspection today. Features: • 550m to the pristine waterways of Burrill Lake and Dolphin Point • Level 968m<sup>2</sup> block • 3 bedrooms • 2 bathrooms • S/C Fire & Air Conditioning • SLUG plus carports for boats, caravans and water toys • Walk to local cafes and bakery • Outdoor hot shower • Abundance of fruit trees • Veggie Garden • Walk to Burrill Lake Lions park • Short walk to public transport Disclaimer: This property has been virtually styled