

**201 Rothery Street, Bellambi, NSW 2518**

**FitzgeraldHines**

**House For Sale**

Tuesday, 13 February 2024

201 Rothery Street, Bellambi, NSW 2518

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 626 m2**

**Type: House**



Jason Stevenson  
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## Contact Agent

This charming 3-bedroom, North facing family home is filled with charm and character with long-term appeal and provides you with ample space to create long lasting memories. Whether you're planning to renovate, redevelop or build your dream home subject to council and relevant approvals, this property can have everything you need for a vibrant and fulfilling lifestyle, the potential is simply outstanding. The home has been held in the one family since being built and is very loved and cared for and could easily be lived in as is while you make plans for future renovation or development. Boasting a generous land size of approximately 626m<sup>2</sup> on a level block with just over a 17 metre frontage, which opens possibilities for future duplex development, making this property ideal for investors and developers alike. Plus, the generous land size allows you to enjoy outdoor activities, create a beautiful garden, or utilise the detached shed as in-law or teenager accommodation. Additionally offering seamless access to all of the Northern Suburbs remarkable lifestyle attractions. Just a short stroll away, you'll find shops, the local Bowling Club and cozy cafes, the perfect place for indulging in local delights. And if you're in the mood for a leisurely day at the beach, Bellambi Beach is still within walking distance. This location also ensures convenience for families with popular schools, the train station, and easy access back home. Register your interest today to book in a private inspection. Block dimensions - 17.07 metres X 36.58 metres = 626 square metres. From all of us at Fitzgerald Hines, we wish you every success in your search for your home. If you would like more details on this home or to discuss one of the many other properties we have available please call or email us today. Disclaimer: We 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 and satisfy themselves of all aspects of such information including and without limitation, any income, rentals, dimensions, areas, zoning, inclusions and exclusions.