

**21 Mermaid Avenue, Maroubra, NSW 2035**



**House For Sale**

Friday, 10 May 2024

21 Mermaid Avenue, Maroubra, NSW 2035

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 704 m2**

**Type: House**



Nader Hotait  
0402636320

## **Auction**

Defined by a truly breathtaking setting revealing majestic never-to-be-built-out panoramic coastline views, this home showcases an exceptional opportunity to become a part of an exclusive seaside enclave in one of Sydney's most coveted locations. This classic coastal home presents an amazing opportunity to live in as is or for a contemporary refresh or rebuild (STCA) befitting of its setting. Set on a sprawling 704sqm of absolute waterfront land, the home presents comfortable living, wrapped in glass with never-to-be-built-out views. A remarkable offering with scope to create your dream home in a prestigious enclave between Coogee and Maroubra Beaches, it is set moments to shops, Mahon Pool and schools. - Expansive 704qm land parcel, sizeable 15.8m street frontage- Current dwelling is a 3 Bedroom home plus 1 bedroom apartment- Outstanding opportunity on never-to-be-built-out view block- Inspiring ocean views are seen from every room- Well presented home with a rare chance to create a designer masterpiece (STCA)- Prized North East sun-drenched rear grassed yard with Pool - Self contained studio / teenage retreat with separate entry- Surrounded by quality local public and private school options- Moments to coastal walks, Mahon pool, and your choice of Coogee or Maroubra beach In conjunction with Megan Widjaja 0433 124 033 - R&W Maroubra