

24 Eastwood Avenue, Hamlyn Terrace, NSW 2259



## House For Sale

Friday, 26 January 2024

24 Eastwood Avenue, Hamlyn Terrace, NSW 2259

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 375 m2

Type: House



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## Guide \$840,000 - \$890,000

Nestled in the sought-after Magnolia Estate, this AV Jennings Quality-built brick and tile home, approximately 5 years young, exudes a bright and inviting atmosphere, perfect for entertaining. With modern inclusions, proximity to a park for family and pet recreation, this residence promises to be your ideal paradise with a bit of love. This single-storey home, a delightful blend of surprise and comfort, boasts four bedrooms, including a spacious master suite, providing ample spaces for family gatherings and daily conversations. The central kitchen seamlessly connects with the living and dining areas, extending to the alfresco and landscaped backyard, while an additional theatre room adds versatility, serving as both an entertainment hub and an extra bedroom. Catering to the needs of first-time homebuyers, growing families, downsizers, and astute investors seeking a both balance of cash flow and capital growth, this property is thoughtfully designed for diverse lifestyle preferences. You'll enjoy easy access to Beaches, Lakes, Schools, Parks, Wyong Hospital, Warnervale Train Station, Wadalba Shopping Village, Shopping Centres, M1 freeways and all the amenities you desire. Property Features:

- Comprising of four good sized bedrooms with built ins.
- Large master bedroom with ensuite & walk in robes.
- Open plan Quality Kitchen with stainless steel appliances, Westinghouse gas stovetop with double oven and Dishlex dishwasher.
- A versatile home theatre that can be transforms into a fifth bedroom or even formal living area.
- Two internal gas points and down-lights throughout.
- Bathrooms with Caesar Stone bench tops.
- Double sliding doors opening to the private outdoor covered entertaining area.
- External power & gas point for connecting BBQ.
- Low maintenance fully fenced yard and rainwater storage tank.
- Double car garage with automatic door, and internal laundry.
- NBN internet to the premise.
- Advantage of lots of off-street parking.
- Currently rented to the great tenant wanting to stay long term.

Key Features: Council Rate: \$1,355.73 Per Annum Approximately Water Rates: \$994.02 Per Annum Approximately Current Rent: \$685 Per Week