

**28 Brickworks Avenue, Thirroul, NSW 2515**

molenaar + mcneice

**Sold House**

Tuesday, 23 April 2024

28 Brickworks Avenue, Thirroul, NSW 2515

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 534 m2**

**Type: House**



Adam Blackmore  
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**\$2,210,000**

spacious | modern | lifestyle Perfectly positioned between Thirroul village and McCauley's Beach, this single-level family home offers a rare opportunity for downsizers and families alike to achieve a 'walk to everything' lifestyle in a highly sought-after location. what you will love... > three bedrooms of accommodation, two with built in's, master with walk-in > open-plan living and dining seamlessly connect to outdoor living > generous undercover entertaining space with picturesque escarpment views > contemporary kitchen with stainless steel appliances, stone benchtops and large walk-in pantry > spacious master bedroom with walk-in wardrobe and ensuite > main bathroom with separate bath and shower > flat and enclosed child and pet-friendly yard > additional home office/study plus additional powder room > laundry with easy side access > ducted air conditioning throughout, gas fireplace in lounge room > secure double garage with remote access and internal access > excellent utilities including a rainwater tank and external lock-up shed > additional parking perfect for a caravan or small boat > peaceful setting with no front neighbours, views looking out to the reserve > short stroll to both McCauley's beach and Sandon Point, Thirroul shopping, cafes, restaurants and train station only five minute walk > council = \$3,050 pa, water = \$688 pa, land size = 534 sqm Whilst every effort has been made to ensure the accuracy and thoroughness of the information provided to you in our marketing material, we cannot guarantee the accuracy of the information provided by our vendors, and as such, Molenaar and McNeice makes no statement, representation or warranty, and assumes no legal liability in relation to the accuracy of the information provided. Interested parties should conduct their own due diligence in relation to each property they are considering purchasing. All photographs, maps and images are representative only, for marketing purposes