

# 3 Geoffrey Road, Chittaway Point, NSW 2261

## Sold House

Thursday, 18 April 2024

3 Geoffrey Road, Chittaway Point, NSW 2261

Bedrooms: 6

Bathrooms: 3

Parkings: 2

Area: 928 m2

Type: House



Andre Kubecka  
0243844644



Walt Loveridge  
0243844644

**\$1,326,500**

Welcome to 3 Geoffrey Road, Chittaway Point. Boasting an incredibly flexible layout, this impressive family residence has recently had brand new flooring and carpets laid throughout. With a Master and Ensuite on ground floor as well as five oversized bedrooms upstairs, there is room for the entire family to grow. With its North aspect, you will enjoy year-round sun on this oversized 982sqm block. Featuring a heated swimming pool and huge backyard, flowing onto the covered outdoor entertaining space, hosting will be effortless. Storage will never be an issue, with an oversized single lock up garage with additional storage as well as office space with built in cupboards. This truly is a perfect family residence that ticks all the boxes and simply cannot be missed!

**Property Features Include;**

- \* 6 Bedroom, 2 Storey Family Residence\*
- \* Flexible layout with multiple living and entertaining spaces\*
- \* Master bedrooms on ground floor and first floor\*
- \* Brand new flooring and carpets throughout home\*
- \* Multi zoned ducted air-conditioning throughout home\*
- \* Open planned living and dining areas flowing onto outdoor entertaining\*
- \* Huge covered outdoor entertaining area with ceiling fans \*
- \* Flat 982sqm block with dual side access points and north facing backyard\*
- \* Single Drive through Lock Up Garage and Single Carport\*
- \* Incredible storage in multiple locations throughout\*
- \* Separate laundry with balcony access\*
- \* Alarm system with CCTV \*
- \* 9.6kw Solar Panels \*
- \* Heated Pool

**Location Features Include;**

- \* 650m approx.. to Chittaway Bay Shopping Centre\*
- \* 800m approx. to Chittaway Bay Public School\*
- \* 2.5km approx. to Westfield Tuggerah Shopping Centre\*
- \* 2.9km approx. to Berkeley Vale Private Hospital\*
- \* 3.6km approx. to St Peter's Catholic College\*
- \* 3.7km approx. to Tuggerah M1 Motorway Exchange\*
- \* 12 mins approx. to Shelly Beach\*
- \* 40 mins approx. to Sydney M1 Exit

**Land Size = 982sqm approx. Home Size = 260sqm approx. Water Rates = \$994.02 PA approx. Council Rates = \$1,719.33 PA approx. Estimated Rental = \$850 - \$900 PW approx. For Private Inspections please contact Andre Kubecka on 0414 807 876 or Walt Loveridge on 0422 041 375**