

# 341 The Round Drive, Avoca Beach, NSW 2251

## Sold House

Friday, 8 March 2024

341 The Round Drive, Avoca Beach, NSW 2251

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 481 m<sup>2</sup>

Type: House



Kathleen Albury  
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## Contact agent

You've asked for it and now we finally have it. 341 The Round Drive is a solid home 5 bedroom, 2 bath, 2 car garage home on a completely flat, fully fenced off block of land located just moments away from everything that Avoca Beach offers. Downstairs consists of two bedrooms and an oversized bathroom. There is a kitchen with breakfast bar, as well as laundry with internal access. Outside is a nice size level and sunny backyard. Upstairs offers three bedrooms, nice size kitchen, dining area and bathroom. There is also a spacious balcony offering ocean breezes and lagoon views. 341 The Round Drive offers endless possibilities and will appeal to many different buyers. Downsizers can take advantage of the lower level while avoiding stairs but still have room upstairs to rent or use for family and friends. Investors can take advantage of the unique opportunity to have two separately titled units in a blue chip location. Families can make this their own and utilise the property as a family home complete with fully fenced, level backyard. There is also the option to hold on to one and sell the other down the road or use for multi-generational living. Properties like this rarely exist let alone come to market so make sure to come and check it out. Other features include: \* Automatic garage with internal access \* Level 481sqm block \* Potential for a pool (STCA) \* Solid brick construction \* Views of the lagoon \* Fully fenced backyard \* Outdoor entertaining areas \* Dual occupancy Beautifully located within an easy, level walk to the beach, only 50 metres to the lagoon and play areas and across the street from the Like Minds Café and bus stop at the door. Park in the garage and leave the car at home. Contact Kathleen 0452 479 202 for additional information or to book a private inspection. Disclaimer: Every care has been taken to verify the accuracy of the information contained in this document, but no warranty (either express or implied) is given by George Brand or its agent as to the accuracy of the contents. Purchasers should conduct their own investigations into all matters relating to the purchase of the property.