

**44 Railway Avenue, Austinmer, NSW 2515**

molenaar + mcneice

**Sold House**

Thursday, 14 March 2024

44 Railway Avenue, Austinmer, NSW 2515

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 974 m2**

**Type: House**



David Hyslop  
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Grace Nightingale  
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## Contact agent

tranquil | family | location With a striking mid century façade and surrounded by lush greenery, this spacious four bedroom family home occupies a large block on a quiet street in one of the most coveted suburbs in the Illawarra. Set in an elevated, yet private and convenient location with ocean views, this gorgeously renovated modernist home is a rare opportunity. what you will love... > open plan living space filled with natural sun and free-standing fireplace > beautifully renovated spacious kitchen with stylish splashback > three spacious bedrooms, master bedroom with ocean views > large paved covered back patio entertaining area > polished engineered timber floors, high ceiling and oversized windows > separate ground level studio with potential for rental return or airbnb > master suite enjoys an ensuite and spacious walk in wardrobe > spacious pantry as well as multiple storage options throughout > stunningly landscaped backyard with chicken coup and established garden > large single garage as well as a separate undercover carport > private and peaceful location in the heart of Austinmer > easy access to the local shops, schools, parks, and train station > council = \$2,392 pa, water = \$688, land size = 974 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 purpose