

63 Cumberland Avenue, Collaroy, NSW 2097



Sold House

Saturday, 2 September 2023

63 Cumberland Avenue, Collaroy, NSW 2097

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 695 m2

Type: House



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Contact agent

A rare and exciting opportunity exists in this exclusive beachside enclave. This much loved North facing full brick family home has been tightly held by the one family for an incredible 63 years and is now being offered to the market for the very first time. Occupying a substantial 695.6 sqm parcel amid private established gardens, this bright and ambient home is ready to be moved straight into and enjoyed or presents outstanding potential to rebuild or renovate and create a contemporary family dream home befitting its prized coastal address and outstanding ocean views. The main level comprises of 4 well-scaled bedrooms, sun-dappled living and dining room with glorious water views, sunroom/study, original kitchen with adjoining laundry and authentic 1960's bathroom. The generous living area captures grandstand views of the ocean, lagoon and district whilst the terrace overlooks the level, child-safe, rear yard. The lower level self-contained accommodation with a separate entrance, features a generous living area, 5th bedroom, kitchenette, and a 2nd bathroom/laundry, creating the perfect environment for guests, multi-generational families or potential Airbnb. Other highlights include high ceilings, solid double brick construction, North facing front verandah, tandem under house parking and plentiful under-house storage. Move straight in to this cherished gem or explore the potential to capitalize on an unbeatable location only footsteps from Long Reef Beach, Collaroy Basin, Long Reef Golf Course, buses and only moments to shops, restaurants and cafes. The ultimate beach lifestyle awaits. Land size - 695.6 approx. Frontage - 15.24m approx. Depth - 45.72m approx. Water Rates - \$173 pq approx. Council Rates - \$635 pq approx. For further information or to arrange an inspection please call Matt Morley on 0418 168 932 and 9981 9416 and Stephen Murace on 0413 763 993 and 9981 9426. Disclaimer: Whilst every care is taken in the preparation of the information contained in this marketing, Doyle Spillane Real Estate will not be held liable for any errors in typing or information. All interested parties should rely upon their own enquiries in order to determine whether or not this information is in fact accurate.