

# 7 Kemp Street, Salamander Bay, NSW 2317

## Sold House

Tuesday, 15 August 2023

7 Kemp Street, Salamander Bay, NSW 2317

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 619 m2

Type: House



Jack Gair

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**\$847,500**

Welcome to 7 Kemp Street, a much loved family home, perfectly positioned in a quiet pocket of Salamander Bay. Sitting on a large elevated block and boasting an abundance of opportunity immersed in natural sunlight, this blank canvas offers huge potential and a beautiful space for the family to grow & play. This property offers the ability to separate the home into two separate self contained residences, you can leave as is and secure a solid investment with two income streams, live in one and rent out the other, or convert it into one big home - the list goes on and either way you can't go wrong! Property Features: \* Main bedroom equipped with built-in robes and split system air-conditioning \* Two additional bedrooms equipped with built in robes and ceiling fan \* Two bathrooms plus powder room \* Substantial kitchen equipped with gas cooktop and plenty of storage \* Open plan dining & living with split-system air conditioning and ceiling fan \* Downstairs rumpus room or separate studio apartment with bar \* Large undercover balcony with eclipse roof and north facing aspect \* Undercover paved alfresco area \* Large fibreglass swimming pool \* Completely landscaped and well manicured grounds and gardens \* Spearpoint watering system \* Solar Panels \* Fully fenced backyard \* Double lock up garage \* Situated a large block of 619m<sup>2</sup> (approx.) Positioned only an approx. 380m walk away from the sandy shores of Foreshore Beach and just approx. 120m to 'Boronia Gardens' park, it's easy to spend your afternoons and weekends taking in every opportunity this location has to offer. The current owners have cherished their time for close to 30 years in this home, creating countless memories. Having already purchased elsewhere, they're excited to pass on this haven to a new family who will appreciate its warmth and the wonderful lifestyle they've enjoyed for almost 3 decades. Their genuine motivation to embark on a new chapter makes this property a truly unique opportunity for buyers looking for a place to call their own. For a full information package or to arrange your inspection, contact Ben George on 0478 066 253 or Jack Gair on 0421 737 172! Disclaimer: All information contained herein is gathered from sources we deem reliable. However, we cannot guarantee its accuracy and act as a messenger only in passing on the details. Interested parties should rely on their own enquiries. Some of our properties are marketed from time to time without a price guide at the vendors request. This website may have filtered the property into a price bracket for website functionality purposes. Any personal information given to us during the course of the campaign will be kept on our database for follow up and to market other services and opportunities unless instructed in writing.  
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