

**8 Park Avenue, Springwood, NSW 2777**

**PURCELL .**

**House For Sale**

Wednesday, 10 April 2024

8 Park Avenue, Springwood, NSW 2777

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 734 m2**

**Type: House**



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**\$1,395,000 - \$1,495,000**

Offering two distinct dwellings set in one Springwood's most sought after pockets, this rare offering presents a myriad of lifestyle options for both extended families and investors alike. The main residence, a beautifully renovated 1940's weatherboard cottage, provides a perfect blend of classic charm and modern convenience. Flooded with natural light, this home features three spacious bedrooms, each with built-in wardrobes and the master boasting a stunning bay window that frames views of the meticulously maintained garden. The kitchen is fitted with all modern appliances and flows seamlessly to the main living and dining areas. The warmth of the gas fireplace and the comfort of reverse cycle air conditioning ensure a welcoming atmosphere throughout the year, while the rear of the home offers breathtaking views over the World Heritage National Park. Discreetly set at the back of the property lies a newly constructed, north facing brick granny flat, presenting a wealth of opportunities for the astute buyer. With two bedrooms, 1.5 bathrooms, and its own separate street access, this dwelling extends an invitation for generating passive income or providing a luxurious abode for extended family members. The granny flat's design and finish match that of any modern standalone home, making it an equally desirable residence on its own. Located within a leafy green, family friendly street, this exceptional property is a stone's throw away from Lomatia Park, and a short 3-minute drive from Springwood Country Club, the vibrant village, and city train links. Summary of features:- Charming 1940's weatherboard home with modern renovations- Split cycle air conditioning and gas fireplace- Sunbathed living areas with heritage national park views- Beautifully established gardens throughout- Self contained brick granny flat with separate street access- Rare opportunity for two excellently presented homes on one title- Family friendly street, moments away from Lomatia Park- 15 minute walk or short drive to Springwood Village, schools and city train links