

**80 Clydebank Road, Balmoral, NSW 2283**



**House For Sale**

Friday, 22 December 2023

80 Clydebank Road, Balmoral, NSW 2283

**Bedrooms: 5**

**Bathrooms: 2**

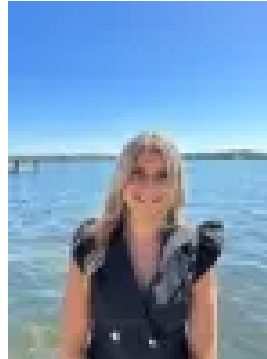
**Parkings: 2**

**Area: 733 m2**

**Type: House**



Kristy McCabe  
0249596577



Sarah Dutch  
0249596577

**\$849,000**

Brick and tile 4 bedroom family home offers a study plus informal and formal living areas with the kitchen sitting in the heart of the home. Setback off the road featuring an elevated outlook - makes for a pleasant house to come home too.\* 4 bedroom plus a study\* All bedrooms with built-ins the main with ensuite and walk in robe\* Formal lounge and dining room\* Open family kitchen, dining and family room all leading out to the fully enclosed entertainment zone featuring a pergola - perfect for all weather\* Amongst this homes many features: ceiling fans & reverse cycle air-conditioning\* Double garage with internal access\* Turning bay & access into the yard\* Within minutes to local shopping villages, schools, sporting ovals, cafes, restaurants etc\* Close to waterfront reserve parkland, jetty and boatramp\* Approx. Rental potential \$680.00 to \$710.00p/w\* Floor plans available upon request\* Call now for a private inspection From all of us at Ray White Toronto - Warners Bay - Wangi Wangi - North Lake Macquarie, we wish you every success in the search for your next property. If you would like more detail on this or to chat about one of the many other properties we have available please call or email us today..DISCLAIMER: We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document