

211 Long Point Drive, Lake Cathie, NSW, 2445



Acreage Semi-rural For Sale

Monday, 12 August 2024

211 Long Point Drive, Lake Cathie, NSW, 2445

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Type: Acreage Semi-rural

Exceptional 21.9 Acres - Quality Family Home - 7 Minutes to Lake Cathie & Beaches!

Escape to your private wildlife sanctuary in Lake Cathie!

Situated on approx. 8.89 hectares (21.9 acres) of level land with a north-to-rear aspect, this beautifully positioned home offers a serene setting amidst natural bushland and abundant wildlife. Despite its secluded feel, you're only a 7-minute drive to Lake Cathie and 10 minutes to Bonny Hills.

Enjoy the convenience of being close to the stunning beaches, while relishing in ample space and privacy. Built in 1990 by its sole owner, this property has been meticulously maintained to the highest standards over the years.

With an approximate 145 metre frontage, this solid brick home exudes quality. It features 3 bedrooms, 2 bathrooms, a shed with car space, a double carport, and a concrete pad for additional parking, perfect for caravan or trailer parking.

Inside, the large, well-appointed timber kitchen overlooks the rear yard and is perfectly positioned, complemented by informal and formal dining areas that create an inviting space. The open-plan lounge room, complete with a combustion fireplace, seamlessly transitions to the formal dining area.

Ceiling fans are installed throughout the home for added comfort, and a solar system is also in place. The master bedroom is generously sized, featuring a walk-in wardrobe and a spacious ensuite. Wrap-around verandahs provide the perfect spot to unwind and take in the landscaped gardens, which are adorned with native plants that attract a variety of birds. Kangaroos are often seen basking in the sun, adding to the feel of a personal wildlife park.

Additional features include a fishpond, bird aviary, and other structures suitable for animals. The property is well-equipped with a 100,000-liter concrete rainwater tank, an additional water tank at the rear of the shed, and a septic system. A dam and an expansive bush area at the back of the block offer ample space for horses, alpacas, or children's adventures.

Key Features:

- 3 spacious bedrooms and 2 bathrooms
- A large open-plan kitchen and dining area, complemented by a formal dining space and a comfortable lounge room
- A charming timber kitchen with wall oven and cooktop, ample cupboard space and a pantry, offering delightful views of the natural wildlife from the kitchen window
- A cozy combustion fireplace and ceiling fans throughout
- A generous master bedroom with a walk-in wardrobe and a large ensuite
- Wrap-around verandahs and landscaped gardens with native plants to attract a variety of birds
- Freshly painted throughout
- A versatile shed with car space, double carport and a concrete pad for additional parking
- Solar panels to reduce your electricity bills.

Pest and building reports are available upon request.

Don't miss out on this fantastic opportunity! For more information, contact Jenny Magill at 0490 403 051 to schedule a private inspection.

Expressions of Interest close on Saturday, 14th September at 5pm. The vendors reserve the right to accept an offer prior without notice.

DISCLAIMER: The information contained in the advertising of this property is based on information provided to the agents. The vendor and agents expressly disclaim any liability arising therefrom. The accuracy of the information cannot be guaranteed, and prospective purchasers should make their own enquiries and form their own judgment as to these

matters.