

**2/14 Clara Lane, Casuarina, NSW 2487**

LS

**Duplex/Semi-detached For Sale**

Saturday, 29 June 2024

2/14 Clara Lane, Casuarina, NSW 2487

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 196 m2**

**Type:**

**Duplex/Semi-detached**



Lorna Savage

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## GUIDE \$1.65M-\$1.75M

Note: Due to respecting current tenant's privacy, photos are limited. Please inspect this property to appreciate what is on offer. This is more like a house on a low maintenance block steps to the beach! Located on one of the prettiest and quieter streets and just a very short stroll to the beach and all amenities. In this price category, it is almost impossible to purchase a free-standing home in Casuarina; and certainly not in this location. It is our opinion that the growth in this category will be excellent in years to come, with good rental yields as the demand for our area continues to outstrip supply. A standout feature of this property are the two en-suited bedrooms, one downstairs and one upstairs. With four bedrooms in total and two generous living areas this home will suit a family with ease, or be a fabulous lock up and go holiday home. With a private, north-east facing courtyard, light filled interiors and ample storage, this residence will appeal to both owner occupiers and/or investors. Key Features: \* 4 large bedrooms with built in wardrobes and fans\* Upstairs AND Downstairs Master bedrooms with large walk in wardrobes and en-suite/2way bathrooms (see floor-plan)\* Open plan lounge dining and kitchen with timber bifold doors opening out to undercover N/E facing entertainment area\* Second living area located upstairs opening onto large covered timber deck\* Double lock up garage with ample storage, internal entry to home and glass sliding doors to back courtyard area\* Additional storage under staircase\* Ceiling Fans throughout\* Screens on all doors and windows\* Mature, low maintenance landscaping\* Excellent tenant in place paying \$1060/week Location\* Direct beach access at end of Clara Lane to the beach and walk/bike pathways\* Walking distance to shopping precinct with cafe's, restaurants \* Excellent modern amenities and medical facilities nearby including the new Tweed Hospital in Kingscliff\* 15 min to Gold Coast International Airport\* 40 min to Byron Bay and hinterland Please phone Lorna Savage on 0408 337 122 for more information and to arrange your private virtual or physical inspection of this superb beachside duplex. Please note 48 Hours notice required for inspections. DISCLAIMER: We have used our best endeavours in preparing this information to ensure that the information contained therein is true and accurate. We accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. Prospective purchasers should make their own inquiries to satisfy themselves and verify the information contained herein.