

16 Curl Curl Parade, Curl Curl, NSW 2096

FORSYTH

House For Sale

Saturday, 29 June 2024

16 Curl Curl Parade, Curl Curl, NSW 2096

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 449 m²

Type: House



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Idyllically positioned in a highly sought-after pocket of Curl Curl, this beautifully-presented family home will catch the eye of beach-loving families looking to secure their own slice of northern beaches paradise. Situated just 475 metres to the sand and the surf, this light and airy residence is surrounded by peace and serenity and offers two rewarding possibilities. Move in and love as is or renovate and capitalise. The eye-catching north-facing living areas, spill right out onto a wide balcony, where you can sit and enjoy a green, leafy outlook. The backyard will be loved by families because of how private and protected it is, offering an ideal space for entertaining friends and family. Perfectly enjoyable as is, but with exciting potential to renovate or remodel to create your forever home. - Open-plan living, dining and kitchen area all bathed in the northern light and flows directly outwards through sliding glass doors to a large balcony where you can enjoy a relaxing outlook up to Curl Curl headland. - The three bedrooms all include built-ins - Well-presented family bathroom - Laundry room with storage and easy external access - Second toilet and basin next to the laundry - Large double garage with auto door & internal access, plus driveway parking You are well positioned here to enjoy an idyllic lifestyle that revolves around the surf, sand and sun. Sitting so close to Curl Curl beach, you can easily nip to the beach for a swim before or after work. This sought-after pocket of Curl Curl allows you to walk to Dee Why or Freshwater with ease, thereby enjoying the wide range of dining and shopping options that these two suburbs offer. Bus stops close by offer easy access to Manly and Frenchs Forest, while the serene surrounds of Harbord Lagoon are moments away for walking and riding bikes. **RATES:** Water rates: Approx \$214.13 p/q Council rates: Approx \$731.90 p/q Land Size: Approx 449 sqm **ABOUT THE AREA** Local Transport:- Buses to the City CBD, Westfield Warringah and surrounds Shopping:- Local cafes and shops at Freshwater Village- Westfield Warringah Mall and Dee Why Grand shopping centres are close by Schools:- Harbord Primary School- Northern Beaches Selective Campus- Freshwater Senior Campus Expansive district views of North Curl Curl Headland with ocean glimpses Light-filled, open plan living and dining rooms, bright open plan kitchen 3 Spacious bedrooms with built-ins Rear Patio flows out to manicured garden Inside, behind the double lockup garage, you will find loads of storage, a wine cellar and what could be easily used as a home theatre room Double garage with internal access and bonus storage Five-minute stroll to beaches and express city buses **Disclaimer:** Forsyth Real Estate believes that this information is correct but it does not warrant or guarantee its accuracy. Certain information has been obtained from external sources. All interested parties should make and rely upon their own enquiries in order to determine whether or not this information is in fact accurate. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. Figures may be subject to change without notice.