

185 Bowman Street, Swansea, NSW 2281



House For Sale

Sunday, 23 June 2024

185 Bowman Street, Swansea, NSW 2281

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 848 m2

Type: House



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FOR SALE - Ripper Price & Position!

We challenge you to find better value, more spacious and practical living, garaging and water access on this side of the roundabout! If you're after a Caves Beach or Swansea Heads address, but your budget just doesn't let you go there, this fabulous home is like a breath of fresh air! You'll be pleasantly surprised by the amount of living space that's on offer too. Spacious light filled, easy and breezy, open plan living flows from front to back, with a wonderful light bright and airy big open style quality kitchen planted right in the middle. Set up with plenty of off street parking, garaging and storage, access is via a quiet side laneway. Just one home off the water, the rear neighbours are all direct waterfront residences, with a fabulous little public waterfront access point, just metres from your back door, it's the perfect place for you to throw in a line, or for you and your kids or grandkids to launch your kayaks or stand up paddle boards, without crossing any roads, just seconds from home. Kids and grandkids can enjoy a flat easy walk to school, whether they go to St Pat's, which is just around the corner, or Caves Beach Primary and Swansea High School, just up the road, with beautiful Caves Beach Uniting Pre-school and nearby long day care also easy strolling distance from home. Amazing surf is an easy walk or bike ride from home, as are the Swansea and Caves Beach cafes and shopping scenes. You can head to the Swansea or Caves Beach Hotel, Mawson Restaurant or Swansea RSL for lunch or dinner and an ale or two, leaving the car at home. A book you can't judge by its cover, this home is so much more spacious than a drive by suggests. For starters, the circular driveway out front is just for visitors and guests to effortlessly come and go, with owners enjoying terrific and easy side lane access to substantial off street parking and a sizeable garage and carport, with rear workspace and storage options. Don't be fooled by the cute cottage looks either, as this home is much larger than it appears. Boasting 2 spacious living areas running front to back, 4 bedrooms and 2 bathrooms, there's lots of room for growing families and retirees, who have all the toys like a van and boat, who still crave space and easy access to everything, but are over whopping big two storey living. A real surprise package, expect a great quality, heart of the home renovated kitchen, located smack bang between 2 lovely spacious and open plan front and rear living areas, with casual dining also featuring off the kitchen. Lovely timber floorboards feature throughout the original, very well built home, with an amazing big rear extension later added to create massive rear living and an almost self contained studio style 4th bedroom and bathroom with separate toilet, perfect for guests or live in grandparents or kids. Blessed with the perfect aspect, enjoy sunny North facing rear living and backyard, where winter sun streams inside, and summer sea-breezes keep you cool all summer long! In very good condition now, the bones are great, and with a cosmetic make over, there's an amazing opportunity for you to inexpensively transform this golden oldie into a charming and contemporary Lake House style cottage, that will make you the envy of your friends! Location perfect, you're more Caves Beach and Swansea Heads than you are Swansea, perfect if you've got kids or grandkids attending schools on this side of the roundabout, or your surf crazy, with Frenchmans, Hams, Caves, Spoons, Salts Bay and Lucy's all within easy reach!

- All the perks of the highly sought after Caves Beach lifestyle, without the price tag
- Fantastic location, one house off the water near \$3,000,000 waterfront residences
- Direct access to deep waterfront on The Bay is just seconds from your back door
- Set back from the road, behind a lovely screen of established & leafy greenery
- Enjoy great privacy & a fantastic circular driveway perfect for friends & visitors
- Deceptively spacious & boasting a great floor plan with 2 big living areas & dining
- Love the 4 roomy bedrooms, ceiling fans, built in robes, 2 bathrooms & separate toilet
- Discover a big light filled quality kitchen with island bench breakfast bar & dishwasher
- Entertain indoors, with plenty of room for family & friends, stay cosy by the fire in winter
- Hardwood timber floors feature with amazing eco friendly slate floors starring out back
- Split system reverse cycle air & abundant fans keep you all seasons comfortable
- Side lane access to generous garaging, carport & off street extra van & boat parking
- Easy care low maintenance, sunny & breezy North East facing backyard off great living
- Easy flat stroll to Swansea cafes, shops, supermarkets & ample day to day services
- Walk or ride to local pre, primary & high schools at Caves Beach & nearby St Patricks
- Comfortable walk or ride to the Caves Hotel & Caves Village Cafes & shopping strip
- Walk to everything or take the bus when you feel like leaving the car at home
- Perfect whether you're starting out, slowing down, investing or weekendening! Tightly held, this home has been in the one family for one heck of a long time, and making the move to leave here is very hard, but the time has come to downsize to village living with on call care, but they won't be leaving their beloved Swansea, as they know there's no better place to call home, so start your love affair lifestyle, surrounded by water and a great community before prices go again and you miss out! It's a no brainer, big, beautiful, full of potential and affordable!