

# 3 Malvina Parade, Gorokan, NSW 2263



## Sold House

Friday, 3 May 2024

3 Malvina Parade, Gorokan, NSW 2263

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 689 m2

Type: House



Aaron Reibelt



Grant Wilkins  
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**\$713,000**

Experience coastal living on the lakes edge with direct creek access, is this great opportunity, ready for its new owners to make their mark on the property market. This neat and tidy home has had a few renovations over time and would make a great starting point for any first home buyer, investor or make a great family home. On offer is a versatile floor plan with 2 generous bedrooms upstairs and 2 bedrooms on the ground level, with bathrooms on each floor, the property gives it new owners options to make two separate living quarters, maybe for the in-laws or extended family but also makings for a great family home. Sitting on a larger than most 689sqm block with plenty of room to build a shed or room for a pool or maybe a granny flat (STCA) the options are endless. Within close proximity of local schools, Lake Haven shopping centre, public transport, M1 Freeway and coastal beaches, it is an opportunity not to be missed. Property Features: • Comprising of four generous size bedrooms, • Light filled kitchen with separate spacious living areas on both levels. • Split system reverse cycle and polished hardwood floors on second level. • Two great size bathrooms on each level. • Plenty of off-street parking with a separate single lock up garage and large double carport making room for caravan, boat or trailer • 689 Sqm block with room for large shed, pool or granny flat (STCA). • Close to Lake Haven shopping centre, Gorokan High School, and Budgewoi Lake • Within 10 minutes to the M1 motorway and some of the central coast best beaches Key Features: Council Rate: \$1427 Per Annum Approximately Water Rates: \$994 Per Annum Approximately Market Rent: \$560 (Approx) Per Week