

**4 Gilbert Street, Manly, NSW, 2095**



**House For Sale**

Thursday, 1 August 2024

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**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



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## Rare Free Standing House - Unique Opportunity

This is an amazing find; a stand-alone home with garaging a level 200m walk to Manly Ferry Wharf and 100m to city buses, The Corso and Manly Harbourside Beach. The property currently is a well presented original style two bedroom house located in quietly positioned cul-de-sac on Lower Gilbert St. Having everything that Manly is famous for at the end of the street makes this unique home so desirable. The beaches, shops, cafes, bars, restaurants and public transport are right here at your door step.

The house boasts a north facing sunny rear yard and a spacious lock-up-garage. The property is hugely undercapitalised and offers the opportunity (STCA) to extensively remodel and add a second storey which would transform this property into a fabulous 4 bed, 4 bath harbourside gem with pool. Currently the home features:

- Two spacious bedrooms, both with built-in wardrobes
- Large living/dining area
- Open plan kitchen
- Private grassed yard
- Separate fully enclosed terrace
- High ceilings and timber floors
- Oversized lock-up garage with storage
- 200m to Manly Ferry Wharf, even closer to city buses and the Corso

Currently leased at \$1,300pw until Nov 2024.

Concept plans are available to view if required.

Price Guide: \$3,600,000

View: Saturday / Wednesday 10.30am to 11.00am

Auction: Saturday 24th August

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