



2 Ramsgate Street Botany, NSW

3 1 1

### Charming Bungalow on Expansive Corner Block

Set on a generous 588sqm block with impressive north and east-facing frontages, this immaculately presented three-bedroom home combines charming period features with tasteful contemporary accents, creating a relaxed everyday lifestyle.

With a spacious internal floorplan and extensive front and rear gardens this property offers an unparalleled opportunity in the heart of Botany. Conveniently located near stunning beaches, parks, restaurants, shopping, schools and easy access into the CBD.

- Three generous light-filled bedrooms, two featuring built-in robes
- Well-proportioned living room with air-conditioning and gas bayonet
- Galley kitchen opening to formal dining room with versatile storage
- Sun-drenched front veranda, period features, high ceiling and polished timber floors throughout
- Versatile garden retreat, home office and/or lock up garage
- Expansive front and rear gardens with near-level lawns

**Price:** Contact Agent  
**Council Rates:** \$600.00 p/q  
**Water Rates:** \$195.00 p/q



**Joseph Tropiano**

0401 002 211



**Irma Rinaudo**

0426 240 502



Ground Floor



Site Plan



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.