



12 Hillside Avenue St Ives, NSW 5  2  2

### Fabulous move in ready starter in St Ives North Public zone

An accessible entry point to the upper North Shore with zoning for coveted St Ives North Public School makes this home a standout opportunity. Elevated at the cul-de-sac end of the avenue, capturing a broad sweep tranquil views, nothing compares to the beauty of this popular family location. Relaxed and open the home attracts abundant light through large windows and features lofty raked ceilings and the warming ambience of a handsome open fireplace. Enjoy fresh summer breezes from the shaded outdoor entertaining area, perfect for casual get togethers. A well-appointed modern kitchen and two bathrooms offer move-in ready comfort.

- Family starter or savvy investment on an elevated 935sqm approx. parcel
- Unlimited scope to move in and enhance the home to make it your own
- Comfort and calm with district views from living, dining, and alfresco areas
- Kitchen complete with modern appliances and generous array of storage
- Enjoy plenty of individual space in the four generous bedrooms, built-in robes
- Relax and refresh in two modern bathrooms, main with bath and shower

**Auction:** 16/11/2024 11:00 am  
**Price:** Contact Agent

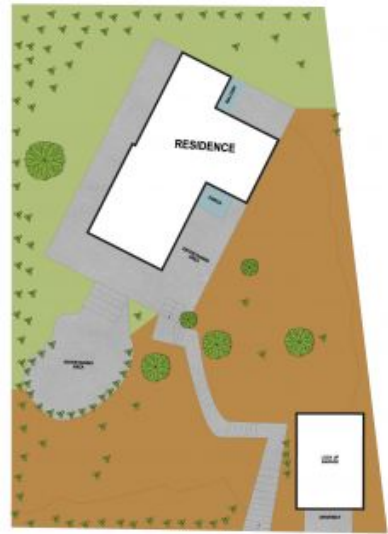
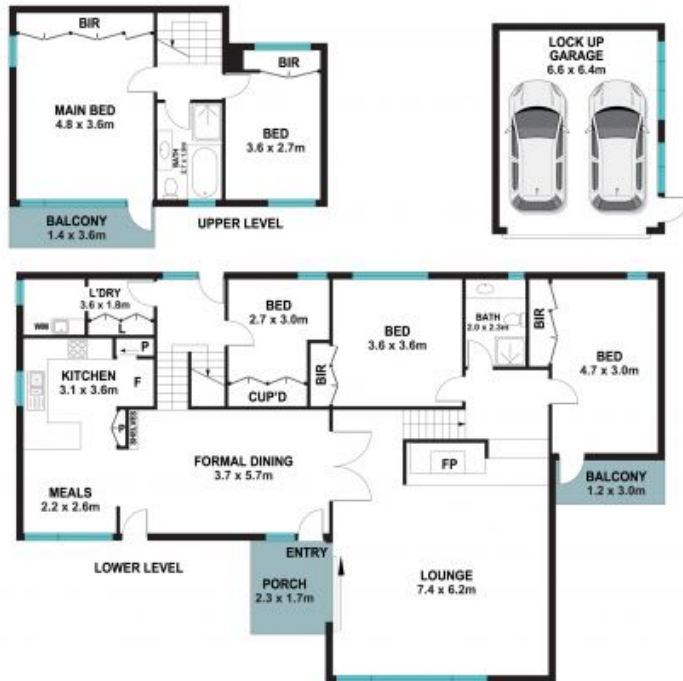


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The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other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