



67 The Esplanade Ettalong Beach, NSW

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**Ultimate Lifestyle Haven on the Waterfront - FIRST OPEN HOME SUNDAY 10TH NOVEMBER 11am - 12pm**

Positioned in one of the best spots on the peninsula, this refreshed dual level home is perfect for large or multigenerational families with a kitchen on each level. The ground floor is wheelchair-accessible, and its central location is a level stroll to the beach, cafes, and playgrounds, just 1.3 km to West Street shopping, 700m to Ettalong Ferry, and 3.7 km to rail.

- Immaculately presented with immersive water views to Wagstaffe and Box Head
- Potential for 2 self-contained spaces making it the ideal weekender to share with friends
- Modern Caesarstone kitchens with S/S appliances including dishwashers
- Two beds upstairs including master with ensuite, indoor/outdoor living spaces
- Four bedrooms downstairs, all equipped with robes, plus a dedicated home office
- Double LUG via Tanalga Lane plus extra off-street parking, zoned-ducted AC
- 700m to Ettalong Ferry, 3.7km to Woy Woy station and less than 90km to Sydney
- Perfect for owner occupancy, as a relaxed weekender or potential income stream

\*All information contained herein is gathered from sources we consider to be reliable. How...

**Inspect:** Sunday, 10th November 2024 11:00 - 12:00  
**Auction:** 01/12/2024 10:00 am

**Price:** Auction - Contact Agent



**Chris Keane**

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**Desiree Hough**

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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.