

22 Matthews Dr, Mount Warrigal, NSW 2528

Price Guide \$1,000,000

House 3 1 2



Endless Potential with Lake Views

Positioned proudly on the high side of one of Mount Warrigal's most established streets, this much-loved family home presents a rare opportunity to secure a substantial parcel of land with beautiful water views, exceptional space and endless scope to make it your own.

Open for Inspection
 Sat, 13 Jun 2026 - 11:30 AM to 12:00 PM

Held and cherished for many years, the residence remains in largely original condition, offering the perfect canvas for renovators, investors or families looking to create their dream home in a highly sought-after lifestyle location.

Enjoying an elevated outlook towards the ocean, the home features three generous bedrooms, a central bathroom and multiple living spaces designed for comfortable family living. Two separate living areas provide flexibility for growing families, while the functional floorplan offers plenty of potential for modern updates and future value enhancement.

Stepping outside, the property truly comes into its own. A large studio provides endless versatility as a workshop, creative space, home business, teenage retreat or additional storage, complemented by a separate shed and expansive backyard. Established gardens, a tranquil pond and plenty of open lawn create a wonderful setting for children, pets and outdoor entertaining.

Adding further appeal is the abundance of off-street parking, including a double garage and dedicated space for a boat, caravan or additional vehicles an increasingly rare feature in today's market.

Located just moments from the foreshore of Lake Illawarra, pristine local beaches, schools, shopping centres and everyday conveniences, this is an opportunity to secure a property that offers both immediate comfort and exciting future potential in a location renowned for its relaxed coastal lifestyle.

A home filled with memories, ready for its next chapter. Contact Amanda Bonnici 0457 088 911 to book an inspection.

Listed By
 Amanda Bonnici
 Phone: (02) 4296 5233
 Mobile: 0408 966 651

Ben Cohen
 Phone: (02) 4296 5233

