LJ Hooker Tumbi Umbi
2/140Wyong Road,
Tumi Umbi NSW 2261

45 Dampier Boulevard Bvd, Killarney Vale, NSW 2261

Sold - 8/07/2025

House 3 2 1









Elevated, Versatile and Packed with Potential !

Positioned on the high side of a peaceful, established street, this neat and tidy brick and tile home offers comfort, space, and excellent future potentialï¿½all within minutes of local shops, schools, beaches and the lakefront.

Whether you're stepping into the market, downsizing, or expanding your investment portfolio, this home ticks all the right boxes for lifestyle and opportunity.

Open for Inspection

By Appointment.

Key Features:

* Generous lounge room ideal for relaxing or entertaining.
* Well-appointed kitchen with ample cupboard space and adjacent dining area.
* Three bedrooms, generous master bedroom with built in wardrobes.
* Family bathroom with separate bath, shower, and WC.
* Bonus sunroom at the rear.
* Large, level backyard includes greenhouse area with large lock-up garage + extra second bathroom (shower & toilet).
* Side carport and long driveway provides excellent off-street parking.
* Comfort year-round with split-system air conditioning, ceiling fans & fully fenced grounds.

Why You'll Love It:

This home offers a practical layout, generous block, and a solid foundation to personalise or renovate over time. With its sunny backyard, sunroom, and bonus second bathroom in the garage, there's flexibility here that's hard to find at this price point.

Set in a family friendly neighbourhood just a short drive to beaches, shops, schools and Tuggerah Lake foreshore, this is a fantastic opportunity to secure a well-located home with future upside.

The Location:

* 600 m to Brooke Avenue Public School

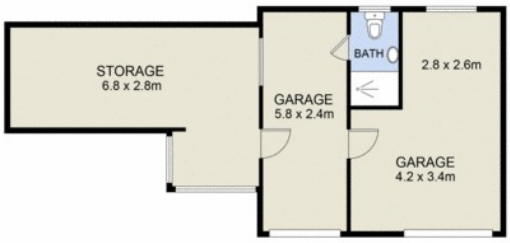
Listed By
Trevor McDougall
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Listing Number: 3487159

Every precaution has been taken to establish accuracy of the information above, but does not constitute any representation by the vendor or real estate agent.

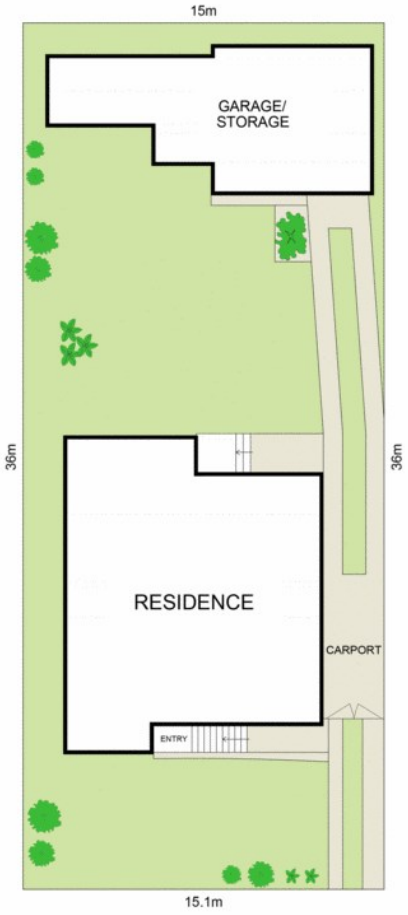
Floorplan

LJ Hooker





FLOOR PLAN



SITE PLAN

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries

INT : 187m²
EXT : 20m² **NOT TO SCALE**

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