

9 Holmes Ave, Toukley, NSW 2263

Sold - 6/11/2020

House 5 2 1



Sold by LJ Hooker Toukley 4396 6999

This expansive 696 Sqm Block (approx) is beautifully located in the heart of town within moments walk to Toukley CBD and the pristine shores of Tuggerah Lake. A rare offering featuring a good sized home with the added bonus of a council approved granny flat, this is a must see for all investor types.

Open for Inspection

By Appointment.

Main Home Features:

- Three over-sized living spaces with additional sun-room
- Three large bedrooms
- Good sized, functional kitchen and bathroom spaces
- Separate laundry space with additional bath
- Private side access, with detached single garage
- Private outdoor entertaining space with clothesline
- Current Rental Return \$360 per week

Granny Flat Features:

- Large open plan living space
- Two good-sized bedrooms, both with built-in wardrobes
- Modern kitchen and bathroom with combined laundry facility
- Private drive through side access with plenty of additional parking
- Garden shed, water tank and plenty of private yard space
- Current Rental Return \$315 per week

General Features:

- Expansive 696 Sqm Block (approx)
- Within direct walking distance to Tuggerah Lake & Toukley CBD
- Close to the M1 Pacific Motorway for a convenient commute to Sydney or Newcastle

Listed By

Michael Dean

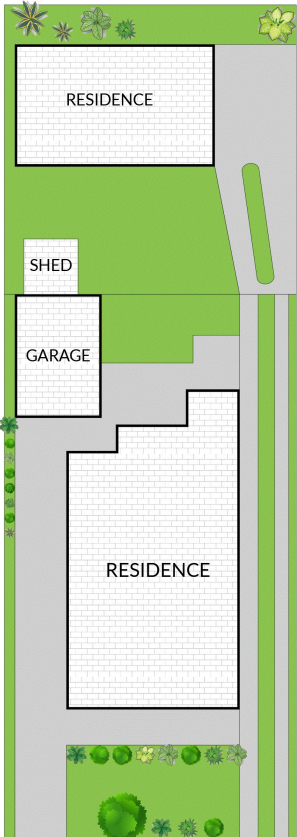
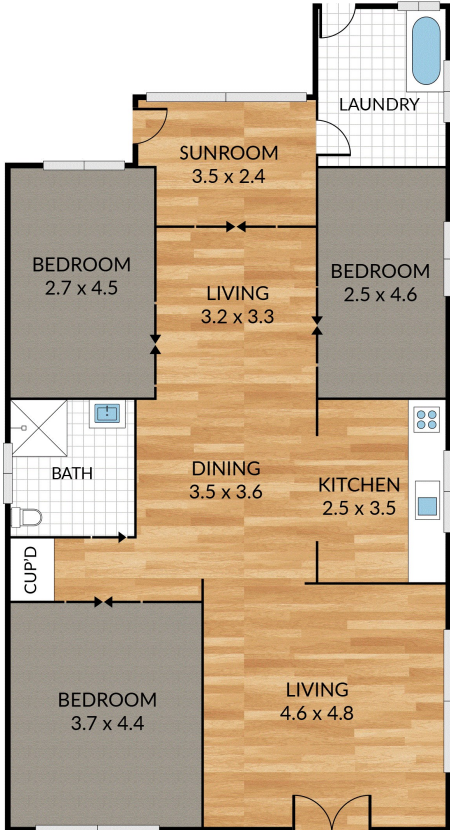
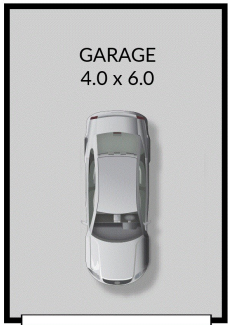
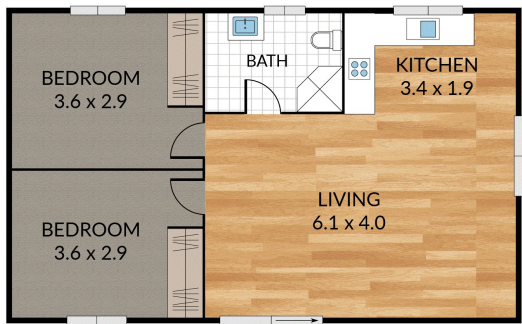


Floorplan

Internal 198m<sup>2</sup> External 498m<sup>2</sup> Total 696m<sup>2</sup>

5 x  2 x  1 x 

9 Holmes Avenue, **Toukley**   
NORTH



NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.