



68 Tallong Drive, Lake Cathie



### Tree house - lake, beach, nature, shops at your doorstep

Motivated seller. Unique modern treehouse in the sought-after heart of Lake Cathie, central to everything. Lake, beach, shopping complex within walking distance. The house is well-maintained and ready to move in. Experience the character and charisma of this extraordinary property as soon as you walk in.

Once you make your way up the driveway, be amazed by the calmness of the tropical surroundings via the indoor outdoor flow, lush rear courtyard and front deck. Live in privacy and create your own paradise, the benefit of the property position on the high side of the block. This home is ideal for those seeking both relaxation, convenience and adventure, yet is not for everybody.

If a cookie cutter property does not meet your fancy, this home bustling with good vibes may be the right fit for you.

Convenience central: local amenities within 900 meters walk, including the Woolworths shopping complex, tavern and restaurants, schools, community centre, Lake Cathie Beach and the lake. Outdoor enthusiasts will appreciate the nearby nature reserves, water ways, fishing spots, surf and walking trails, wild flowers and local wildlife.

#### Highlights:

- Hardwood floors throughout.
- Open plan living, sunken lounge room with air-con and wood fire.

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<b>Price</b>	\$850,000
<b>Property Type</b>	Residential
<b>Property ID</b>	1894
<b>Land Area</b>	614 m2

#### Agent Details

Susan DeJonge - 0410938691

#### Office Details

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- Wrap around verandah with glimpses across the trees and lake.
- Abundant natural light, frame views of the lush surrounding landscape.
- Modern, large kitchen with island bench, electric stove top and dishwasher.
- Spacious bedrooms with built-in robes and ceiling fans. Modern bathrooms.
- Master bedroom with ensuite walk-in shower and spacious walk-in robe.
- 6 panel micro inverter solar system plus solar hot water system.
- Clever extra features such as night lights along the hallway.
- Potential for extra car parking, garage and studio or workspace (STCA).

68 Tallong Drive is more than just a home – it's a lifestyle. Don't miss out on taking your next step and realising your lifestyle and property goals.

Council rates: approximately \$3,000 per annum

Water rates: approximately \$120 per quarter

Building and pest report available on request

Rental potential: \$650 per week

For more information or to arrange a private viewing, please contact Susan or Holly today.

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Interested parties must rely on their own enquiries.

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