

Your Agency



4/274 Park Avenue Kotara NSW

3  **2**  **2** 

Low maintenance living doesn't have to mean a compromise on space and this exceptional townhouse stands testament to this. Quietly set to the very rear of the block in a tightly held boutique strata complex of only four.

Completely freestanding and boasting house-like proportions and superb outdoor flow, it's positioned in an ultra-convenient location of Kotara.

- Three generous bedrooms with built-in robes, master suite with ensuite
- Spacious living with seamless flow to private courtyard
- Large double garage with internal access
- Two reverse cycle A/C units, internal laundry
- Quality caesar stone kitchen
- Upstairs balcony

Price : \$ 586,000
Land Size : 174 sqm
View : <https://www.youragency.net.au/sale/nsw/newcastle-region/kotara/residential/house/5913251>



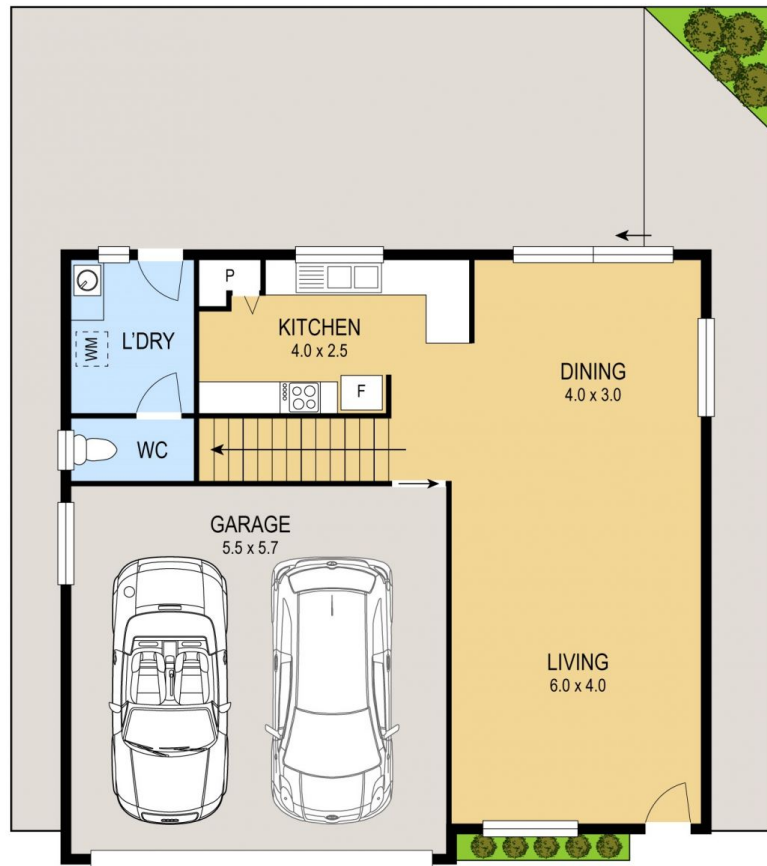
Chris Rousos
02 4023 8440



David Caldwell
02 4023 8440



UPPER LEVEL



GROUND FLOOR



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



4/274 Park Avenue, Kotara

APPROX. TOTAL FLOOR AREA: 175M²