



## INVESTMENT FOR THE FUTURE

**\$730,000-\$780,000**

 4  1  2 | House

Sitting just a few streets back from the basin and offering views across the water to the east, this lightly renovated home sits in an extremely desirable position only a few minutes drive from local shops, school, medical, Country Club with 18 hole golf course, boat ramp and more.

- \*Four beds, two bathrooms, freestanding double garage.
- \*Modern kitchen with expansive views across the Basin.
- \*The living space is light, bright & opens to front deck.
- \*Partly renovated just a few years ago, still looks amazing.
- \*Laundry has a handy 2nd toilet and is located downstairs.
- \*Downstairs rumpus/living, a great space for kids/teens.
- \*Huge side access to handy double garage, 588m2 block.
- \*Potential for dual occupancy or torrens title duplex (stca).
- \*Plenty of potential and space to extend/renovate (stca).
- \*Currently tenanted and offering an immediate return.

Located approx 5kms to Home Co at Vincentia and another 2kms to Jervis Bays pristine beaches.

All enquiries please contact Scott Morton on 0405 227 987, Ashton Haddy-Morton on 0408 162 849 or you can contact our office on 44417 514.

## Upcoming Inspections

Inspect by appointment, contact agent.

## Jervis Bay Properties - Huskisson

Shop 2, 13 Hawke Street, HUSKISSON, NSW 2540



**Scott Morton**  
0405227987



**Ashton Haddy-Morton**  
0408162849



GROUND FLOOR



FIRST FLOOR



All attempts have been made to ensure the accuracy of this floor plan.  
All measurements of doors, windows, opening direction, room measurements are approximate  
and no responsibility is taken for any error, omission or misstatement this plan is for display purposes only and not to scale.  
The total floor area is not a guarantee. Should be used as an approximation and not be used on the basis of valuation.

## 4 Flamingo Avenue, Sanctuary Point