# 29 Shelly Beach Road, Shelly Beach, NSW, 2261
## House For Sale

**Thursday, 14 November 2024**

McLachlan PARTNERS

**29 Shelly Beach Road, Shelly Beach, NSW, 2261**

**Bedrooms: 2**        **Bathrooms: 2**        **Parkings: 1**        **Type: House**

Brent Speechley
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**Original Beach Shack – Blank Canvas or Entry Level Opportunity – Walk to Shelly Beach & Golf Club**

• Original well looked after 1950s beach cottage in honest original condition is now available for purchase... Endless possibilities and potential with the charm of yesteryear in a highly sought after lifestyle location.

• Offering 2 spacious bedrooms, 2 living areas including main lounge leading to the kitchen and open sunroom with potential to be able to turn into extra rooms if required. Additional shower & WC in laundry.

• Outdoor undercover entertaining area looks out over the level fully fenced back yard that has fantastic scope for extensions, add a pool, granny flat or completely redevelop to your dream home or boutique duplex (STCA).

• Approximately 800m to stunning local Shelly Beach, literally at the end of the street, 600m from the popular Shelly Beach Golf Club for a casual meal or drink after a round at the famous course. Easy safe walk to Our Lady of the Rosary primary school, Tuggerah Lakes High School with Bateau Bay Charter Square Shopping Centre either a short stroll or 2 min drive in the car.

• Perfect opportunity for anyone looking to redevelop into a family home, into a low maintenance weekender. Perfect investment opportunity with opportunity to lease out while you lodge plans for development, renovation or extensions/renovations or move straight in and head to the beach or the golf course.

• Brand new to market and owner looking for all serious offers.

(E&OE) Please note that all information, herein is gathered from sources we, McLachlan Partners believe to be reliable. Computer images, photos, plans, drawings, maps etc are indicative only. McLachlan Partners cannot guarantee its accuracy, and any interested person/s should rely on their own enquiries.