

**34 Terence Avenue, Lake Munmorah, NSW, 2259**



**House For Sale**

Wednesday, 25 December 2024

34 Terence Avenue, Lake Munmorah, NSW, 2259

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Type: House**



Adam Hilder  
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## **Commanding Waterfront Position - 696m2 Approx Block**

Holding a commanding, high set waterfront reserve position with views over both Lake Munmorah and towards the national park, this home offers the lifestyle upgrade you're seeking in one of the areas most sought after enclaves. The waterfront location is the focal point of the three bedroom floor plan, with the main bedroom and open plan living opening onto a full length, covered balcony enjoying privacy and an outlook over the quiet reserve. A huge rumpus area on the ground level provides a canvas to create the ultimate entertainment space, workshop or guest accommodation, with internal access to both the double garage and laundry with shower and toilet. Ready to enjoy with loads of potential to explore and opportunity to add value, make your move today!

- Generous 696m2 approx block
- 2 additional balconies with district views towards the national park
- Approx 1hr to M1 entry Wahroonga & the heart of Newcastle
- Easy access to local waterfront parks, bike path & boat ramps
- Minutes to national park, walking trails, surf beaches & camping