

**35 The Bastion, Umina Beach, NSW, 2257**



**House For Sale**

Wednesday, 8 January 2025

35 The Bastion, Umina Beach, NSW, 2257

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 900 m2**

**Type: House**



Jackson White

0243427011

## The Ultimate Cliffside Escape

Set on the only hill in Umina Heights serviced by public transport, this exceptional four-bedroom, three-bathroom home offers an unbeatable blend of space and versatility.

Perfectly positioned on a north-east-facing cliffside block, the property boasts sweeping panoramic views that are never to be built out, best enjoyed from the expansive insulated sunroom, designed for year-round comfort.

Showcasing dual living potential, the home is cleverly designed across two self-contained levels - two bedrooms, two bathrooms upstairs and two bedrooms, one bathroom downstairs each with their own kitchen.

Parking is a breeze with ample off-street space to accommodate your boat, caravan, and multiple vehicles, making the double garage, carport and large driveway key characteristics of the property.

Additional Features Include:

- Ducted air conditioning for ultimate comfort.
- A ducted vacuum system for convenience.
- A low-maintenance 900sqm block.
- An abundance of under-house storage.

Impressive homes with this much to offer are a rare commodity. So don't delay contact me today, before this one slips away.

Jackson White | Ray White Umina Beach | 0432 854 221 | [jackson.white@raywhite.com](mailto:jackson.white@raywhite.com)

**DISCLAIMER:** We have obtained all information herein from sources we believe to be reliable, however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.

**LOOKING TO BUY BUT NEED TO SELL FIRST?** There are many options available to make this transition possible. The team at Ray White Umina Beach are here to assist and make this transition as simple and stress free as possible. Contact us to find out more.

To view more properties, go to [www.raywhiteuminabeach.com.au](http://www.raywhiteuminabeach.com.au)