

**8/102-104 Kingsway, Woollooware, NSW 2230**



**Villa For Sale**

Wednesday, 8 January 2025

8/102-104 Kingsway, Woollooware, NSW 2230

**Bedrooms: 3**

**Bathrooms: 2**

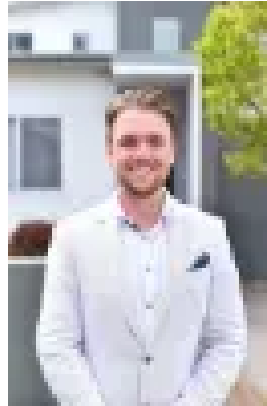
**Parkings: 2**

**Area: 250 m2**

**Type: Villa**



Corey Bell  
0295239422



Jake Whittaker  
0295239422

## **Auction, Unless Sold Prior**

ENTER VIA TRICKETT ROAD Immaculately renovated and quietly set at the rear of the complex (with no road noise), this unique single level villa offers open-plan living and a convenient, modern lifestyle. Located in a well-maintained complex, the home perfectly captures the essence of carefree living, ideal for young families, couples and downsizers alike.- Impeccably renovated throughout with a seamless flow of indoor & outdoor entertaining - Open plan & generously proportioned living & dining with timber floorboards- Expansive, low maintenance courtyard with entertainers deck- Newly renovated kitchen with large island breakfast bar & quality appliances- Three sizeable bedrooms all fitted with built-in wardrobes- Oversized Master bedroom with private renovated ensuite- Immaculately renovated bathroom with separate bath & shower- Large renovated internal laundry, split system air-conditioning in living- Single lock up garage (currently converted to study & storage), Secondary exclusive use car space - Close proximity to Woollooware train station- Walking distance to Cronulla's Beach, bays & shopping precinct Size: Approx. 250sqm total Approximate Quarterly outgoings: Council \$450.00 | Water \$169.03 | Strata \$1,478.10