



18 Curban Street BALGOWLAH HEIGHTS, NSW 3 2 2

Promising family prospect in exceptional location

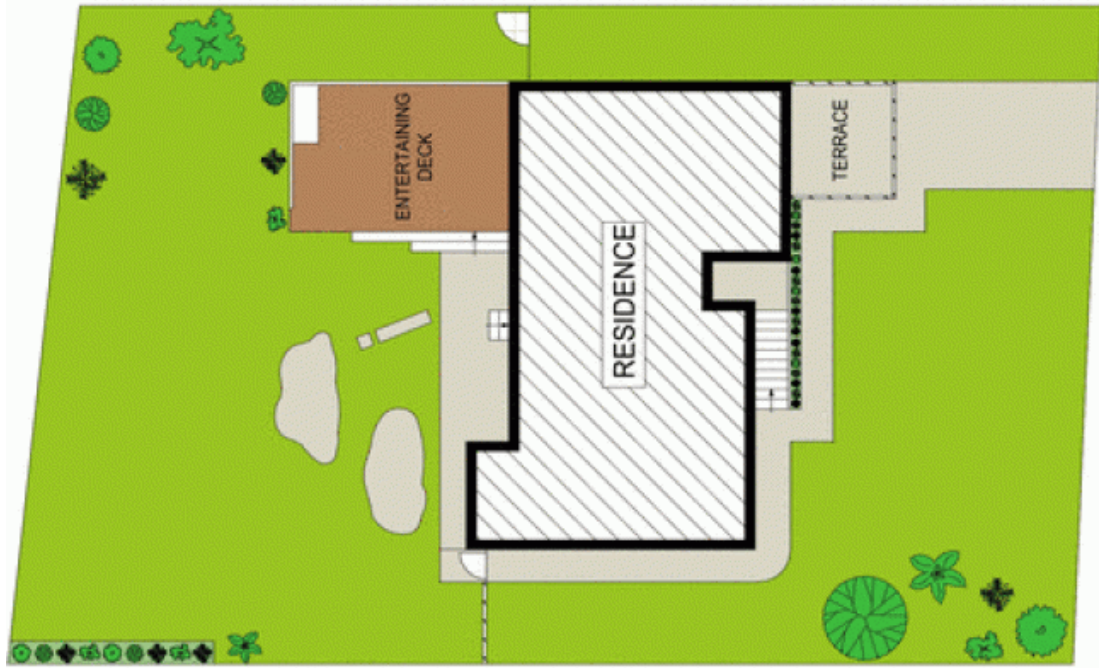
Enjoying a premier street address with a prized northerly aspect, this peaceful dual level home is a superb entry point into this immensely desirable area. The property's 611sqm parcel is moments to Forty Baskets Beach, village shops and harbourside walks.

- Easy walking distance to Balgowlah Heights Public School
- Great opportunity to capitalise on this prized position
- Light filled interiors, well proportioned living and dining
- Living features timber floors and a stone fireplace feature
- Substantial fenced lawn and barbecue deck at the rear
- Front balcony captures a relaxing district outlook
- Fully equipped gas kitchen, double bedrooms plus a study
- Garage provides generous storage and internal access

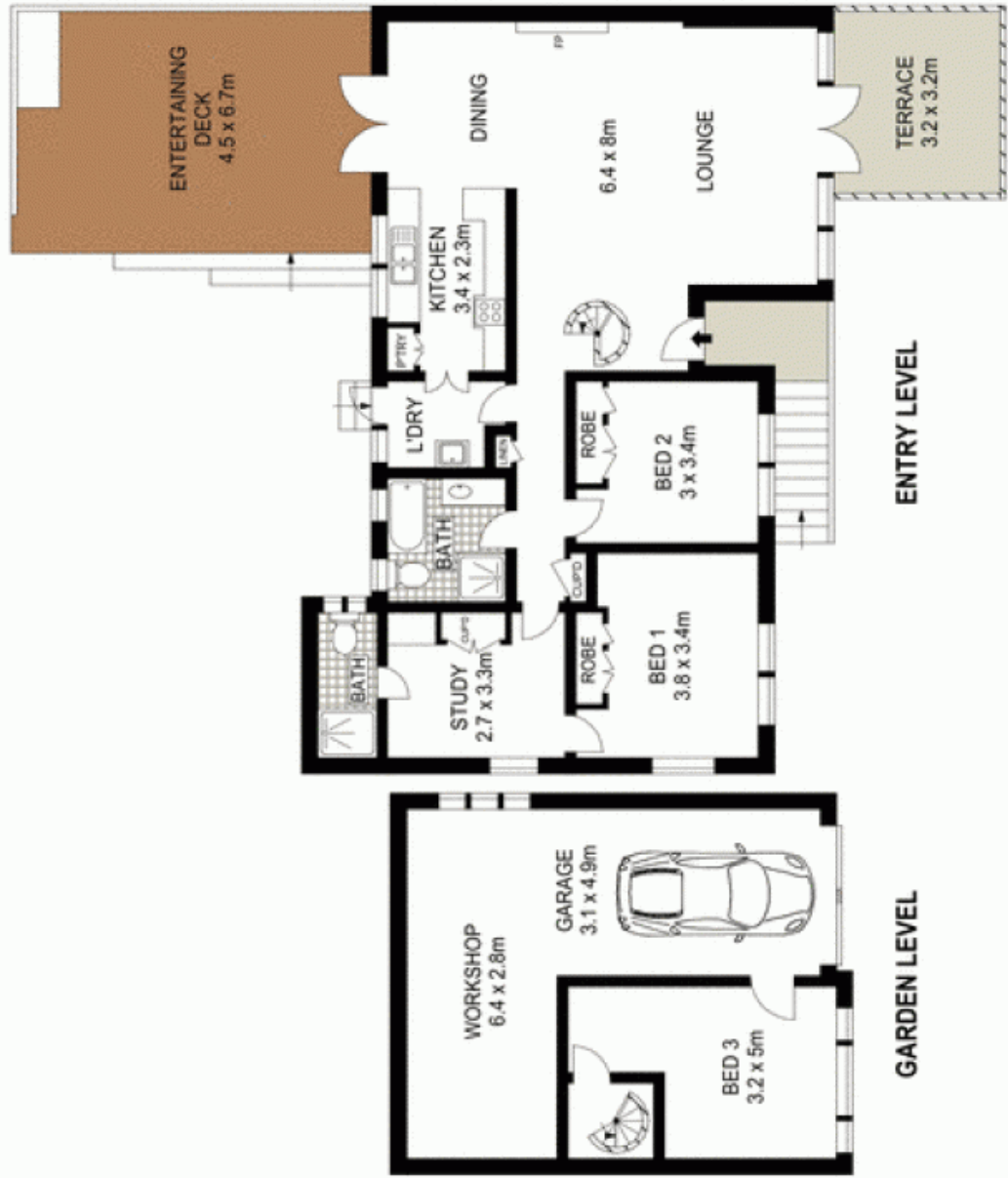
Price: Price guide over \$1,100,000



Phillip Wright 0488 586 860



SITE PLAN (NOT TO SCALE)



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

18 Curban Street, Balgowlah Heights

McGrath