



302 Lakedge Avenue Berkeley Vale, NSW

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### Great Starter

Create the perfect lakeside lifestyle in this three-bedroom home on a great corner block. This home has a sun drenched north easterly aspect and a great sized yard for the growing family. The outdoor undercover entertaining area is ready for the housewarming party.

It presents with a modern kitchen and separate lounge along with a single lock up garage under the main roof.

Ideally located within a 1 minute walk to Tuggerah Lake walking track and parks. The cycleway is a perfect place for families and leisure time with a continuous dedicated cycleway connecting Berkeley Vale, Killarney Vale, Long Jetty and the Entrance encircling Tuggerah Lakes and Chittaway Bay.

Local shops and medical facilities are all in walking distance and the M1, Shelly Beach, Tuggerah Railway Station and Westfields are less then a 10 minute drive away.

Price: \$640,000



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302 Lakedge Avenue,  
Berkeley Vale



Site Plan

The site plan and floor plan are not to scale; measurements are indicative in meters. Bushes and trees are places for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.