



14/23 Iluka Avenue Manly, NSW 3 2 1

**Sold By Eddy Piddington 0414 333 907**

**Price:** Contact Agent

Surrounded by peaceful greenery at the rear of the exclusive 'Manly Greens' and bathed in northerly sunlight, this exceptionally bright and spacious security apartment has been freshly renovated from top-to-bottom to synch in with its phenomenal beachside setting. Enjoying an elevated ground floor setting with minimal access stairs and embraced by park-like common lawn with a pool, it provides an idyllic lifestyle retreat for executives, downsizers or families within footsteps of Harris Farm and eateries and a four minute level stroll to Queenscliff Beach.

- Wide sweeping living and dining with engineered oak flooring
- Stacked glass sliders capture north sun and open to balcony
- Wide sunlit north facing balcony with private leafy outlooks
- New kitchen with CasearStone island, benches and splashbacks
- Premium Smeg ceramic cooktop and stainless steel dishwasher
- The large bedrooms are furnished with built-in wardrobes
- Main bedroom with built-in desk and ensuite, internal laundry
- Gleaming white bathrooms offset with soft grey feature tiling



**Eddy Piddington**  
0414 333 907



**Michael Egan**  
0499 172 009

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The floor plan is not to scale, measurements are indicative and in metres. Exterior elements are not in position. 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.

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