



85 Castle Circuit Umina Beach, NSW

4 2 2

**OWNER SAYS SELL ! - 4 Bedroom home with water views**

Promising and enviable coastal lifestyle, with impressive water views through a tranquil tree line. This generously proportioned four-bedroom home offers a versatile and light filled floor plan, perfect for the whole family.

85 Castle Circuit offers multiple living areas and an expansive deck with ample scope for BBQs and alfresco meals. The fenced backyard is low maintenance while still allowing room for pets and playtime.

Featuring 4 bedrooms, 2 bathrooms (ensuite to main) and double garage this property is also well serviced by the local bus route.

- Generously sized four bedroom home
- Main bedroom with ensuite and WIR robe
- Entertaining deck with expansive regional water views
- Split system air con

**Price:** Contact Agent  
**Council Rates:** \$2,031.29/year (approx)  
**Water Rates:** \$994.02/year (approx)



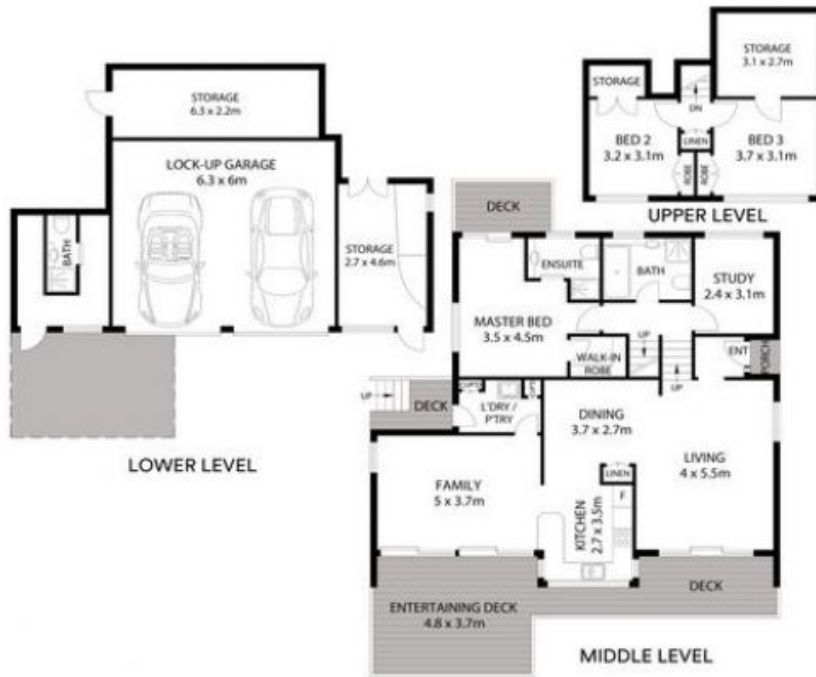
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All dimensions herein are approximate and gathered from sources believed to be reliable. Whilst every effort is made for the accuracy of our floor plans, interested parties should rely on their own enquiries.

**85 CASTLE CIRCUIT,  
UMINA BEACH**



Internal Area: 235m<sup>2</sup>  
External Area: 54m<sup>2</sup>  
Land Area: 858m<sup>2</sup>