



293 Del Monte Place Copacabana, NSW

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## Spacious waterfront living

This delightfully spacious home on a large 803 sqm block, is nestled on the edge of Cockrone Lagoon, with the white sandy beach of Copacabana and Macmasters within an easy 10 minute walk, or even better, just a 5 minute kayak across the water.

Offering an affordable waterfront lifestyle, the home boasts plenty of room to move on both levels, with an easy flow out to the rear deck with new outdoor spa (shortly to be installed) in prime position to bask in the peace and tranquility of these beautiful surroundings.

- Lagoon views with plenty of useable lakefront land
- Spacious main living with fireplace on ground floor
- Large rear deck with built-in spa
- Wrap-around kitchen with huge walk-in pantry
- Great potential to add further value through cosmetic upgrades
- Double carport with workshop offers potential as separate granny flat (STCA)
- Off-street parking for 4 vehicles in carport plus additional parking pad
- 10 walk to the beach or 5 minute kayak

**Inspect:** Saturday, 4th May 2024 11:00 - 11:30

**Price:** Contact agent



**Andrew Thomson**

0405 103 077



2ND FLOOR



(NOT IN POSITION)



(NOT IN POSITION)

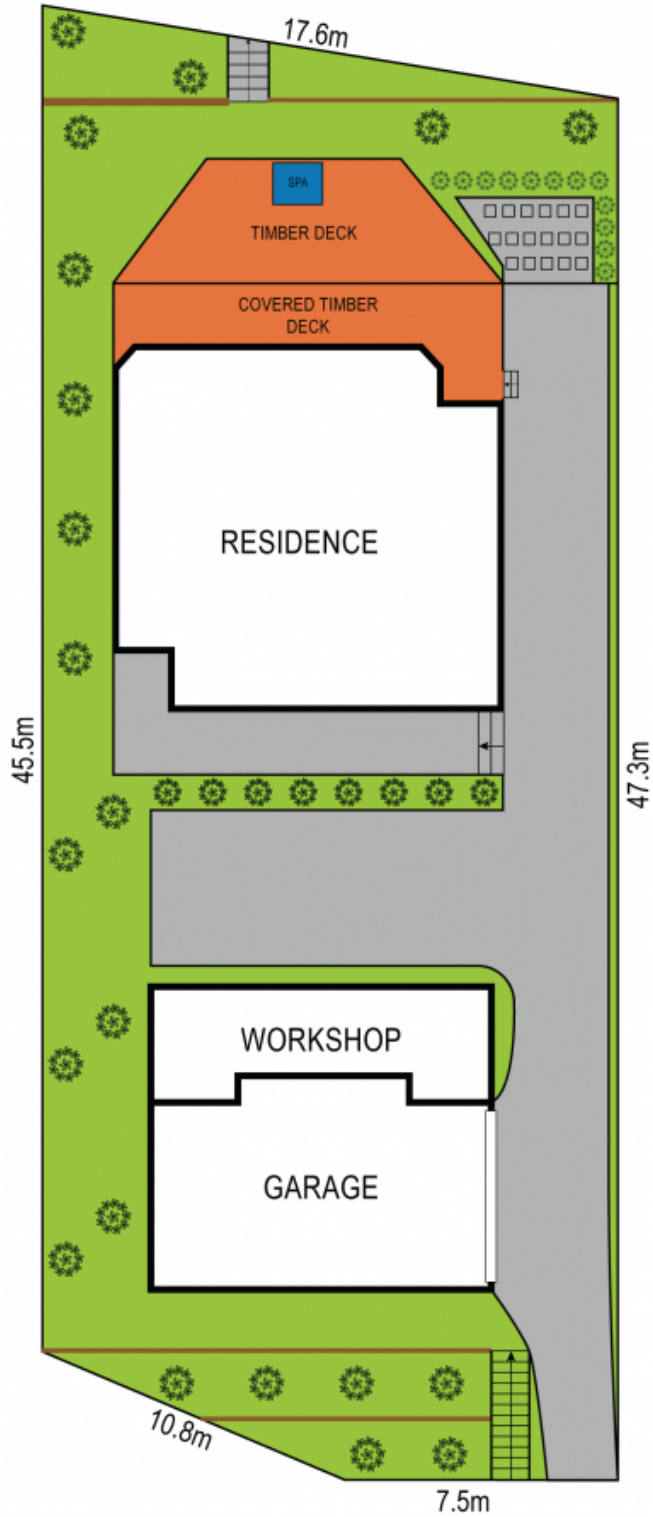


GROUND FLOOR

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.



STONE



This plan was prepared by Encapturelation Property Marketing. 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

LAND AREA : 803.0m<sup>2</sup>



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