



154 Northcote Avenue Swansea, NSW

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### Create your dream home with beach & lake on the doorstep

North-facing and a brisk stroll from Hams Beach, this beloved three-bedroom home offers comfort today and potential for tomorrow. Impeccably maintained, it's ready to move in or elevate with modern updates or even an upper-level extension to unlock potential views over Black Neds Bay (STCA). On a level 569.1sqm block that includes a garage, and carport perfect for a small boat and effortless lake fishing trips.

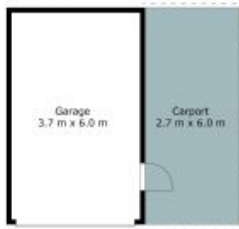
Price: \$950,000



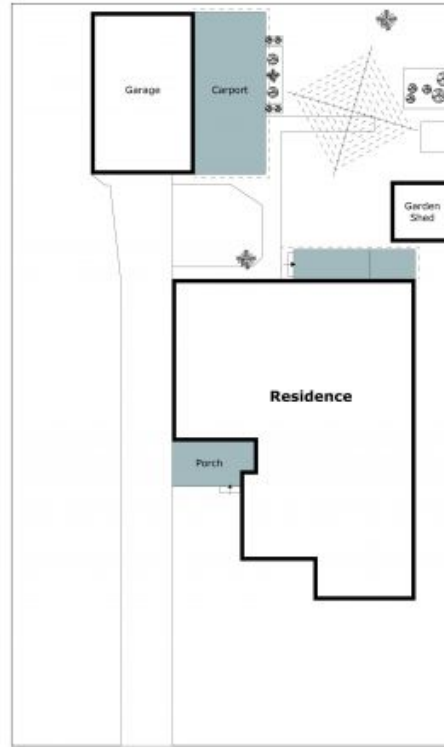
**Tony Rich**

0410 427 474

154 Northcote Avenue  
Swansea



Ground Floor



Site Plan



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