



2/3 Eurobin Avenue Manly, NSW 3  2  1 

Rare Beachside Gem with Direct Lagoon Reserve Access

Perfectly positioned in a coveted beachside pocket, this upper-level duplex enjoys a prized northerly aspect and private gated access to Manly Lagoon Reserve, leading directly to the golden sands of Manly Beach with no roads to cross. Freshly painted and brimming with natural light, the home offers generous house-like proportions, high ceilings, and rich hardwood floorboards. A versatile floor plan, multiple living spaces, and charming character details combine to create the ultimate blend of lifestyle and convenience.

Price: \$2,470,000
Council Rates: \$438.16 p/q
Water Rates: \$172.83 p/q
Strata Rates: \$1,445.04 p/q



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The floor plan is not to scale, measurements are indicative and in metres. Interior 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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Manly



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