



A Gem By The Water



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4/3 York Street, Point Frederick

Sold for \$660,000 (May 14, 2024)

This three-bedroom townhouse is perfectly positioned in the heart of Gosford with the cafes and restaurants on the waterfront just a stone's throw away. The needs of a young, professional family are more than catered for with transport, shopping and schools, parks, sporting and lifestyle all at the forefront in this great location.

The ground floor boasts three bedrooms, the bathroom, laundry, and a good-sized lock-up garage. Two of the bedrooms have built-in robes. The bathroom has a shower, a bath and a separate toilet. A sizable court yard will be perfect for afternoon drinks, it is private and sunny.

Upstairs, the lounge and dining feature raked ceilings and exposed beams. This huge space opens to a sun room with water glimpses. There is a powder room on this level for convenience.

The functional kitchen includes an electric cooktop, a dishwasher, abundant storage space, and a walk-in pantry.

In addition to the lock up garage there is a second parking space right by the front door.

'Maroo' is a generous town house in a block of only 5. It is the perfect gem in one of the Central Coast's most prestigious suburbs and will not last.

Property ID: L718014
Property Type: Townhouse
Garages: 2

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Please contact Sarah King – 0450 781 611 for more details

Rental appraisal amount: \$500pw – \$550pw

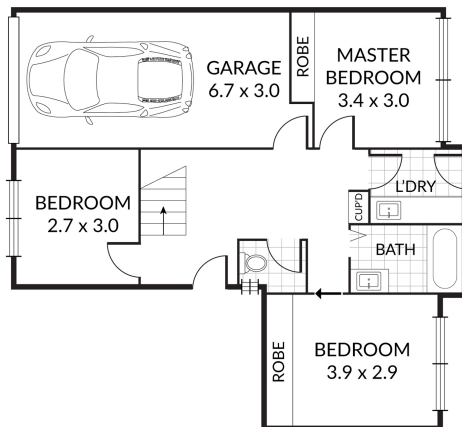
Council Rates: \$1,182.22 pa

Water Rates: \$912.89 pa

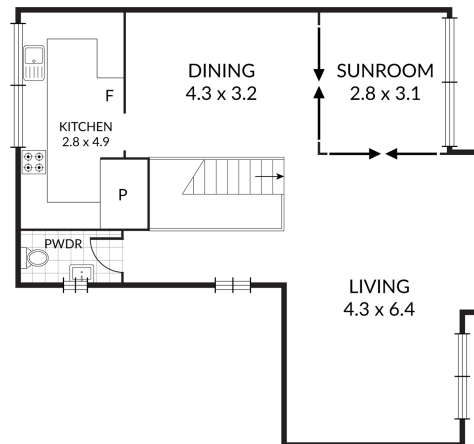
Strata: \$1,035.85 per quarter

Aspect: Easterly

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GROUND FLOOR



FIRST FLOOR

4/3 York Street, Point Frederick

Internal 139m²

Disclaimer: Dimensions are approximate. We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.