

Location, lifestyle and exceptional potential



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## 10 Ulm Street, Lane Cove

### Auction - Contact Agent

Lovingly held by just one family, this extended 1950s double brick home delivers the perfect next chapter in a tightly-held community pocket. Positioned on the high side of a quiet no-through road, with Kingsford Smith Park and scenic bushland trails on its doorstep, it offers an idyllic setting for an active, outdoor lifestyle. Extended to provide multiple living areas and four generously sized bedrooms, the sun-filled interiors blend contemporary updates with timeless charm. Framed by landscaped gardens and child-friendly lawns, it's move-in ready, with outstanding potential to add another storey or re-build on this prized level block (STCA). A short stroll to Mowbray Public School, city buses and only moments to Lane Cove Village, this is a destination everyone will want to call home.

- Bright and spacious open plan living/dining area drenched in northerly light
- Well-equipped kitchen with ample preparation space and a dishwasher
- 2nd living/media room opening directly to the private backyard
- Large master suite includes ensuite and direct garden access
- Manicured yard edged by privacy hedging, level lawns and sun-soaked verandah

**Property ID:** L33595649

**Property Type:** House

**Garages:** 1

**Carports:** 1

**Land Area:** 556.0 sqm

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- Full family bathroom, internal laundry and built-in wardrobes
- Reverse cycle air conditioning and ceiling fans with LED light fittings
- Timber floors, new LED downlights and freshly painted throughout
- Built-in robes, attic storage, high ceilings and abundant all-day sunlight
- Lock-up garage with space for a workbench plus additional driveway parking
- Less than 300m to the 533 and 292 express buses to Chatswood and city
- 450m to Mowbray Public School and close to other quality schools
- Steps to Kingsford Smith Park, with Lane Cove River Track at the end of the street