



Contemporary Villa- Direct North Aspect



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3/19 York Street, Point Frederick

Sold for \$735,700 (May 02, 2024)

This contemporary three-bedroom villa is merely 270 metres from the Gosford waterfront and only a short drive from the boutique shops, cafes, in East Gosford. The ideal lifestyle for downsizers, first home buyers, and investors is desirably located in Point Frederick.

- Light filled living and entertaining areas with its northern aspect
- Open plan living/ dining leads out to the covered porch
- Three bedrooms with built-ins, ensuite to main
- Near new zoned ducted air-conditioning throughout
- Kitchen features modern appliances, dishwasher, electric cooking, plenty of storage
- Private tree lined courtyard, low maintenance with artificial grass
- Double garage with automatic door
- Small gated complex of five, bus at door, ideally located for convenience

Property ID: L25121374

Property Type: Villa

Garages: 2

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Location

- 270 m to Gosford Waterfront foreshore (Olympic pool, Sailing club)
- 500m to St Edward's Secondary College,
- 600m to St Patrick's Catholic Primary School and Church
- 800m to East Gosford Boutique shops and cafes
- 900m to St Joseph's Catholic College
- 950 m to Friendship Walk, and Gosford Regional Gallery
- 1.9 km – 4 Mins Drive Approximately to Gosford train Station

Strata Fees- \$1000 Per Quarter

Council Rates- \$1110.62 PA

Water-\$912.89 Pa Approx

E & OE. Please note that all information herein is gathered from sources we believe to be reliable, however, we cannot guarantee its accuracy and interested parties should rely on their own enquiries