



10 Manhattan Avenue, Iluka

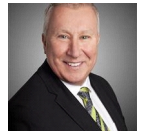
Dave Does It Again!

UNDER OFFER

Web ID: 13046101142

 4  2  4

David Brewer
0411 630 026



A Masterful Mix

Perfectly located and presented is this north facing 2 storey residence of both style and substance on a fabulous 735sqm block. Boasting 4 living zones, fabulous side access for a boat, caravan or the tradie, and so much more. You will be impressed by the extensive list of fine features:

- Double door entry
- 4 spacious bedrooms - master suite upstairs
- 2 bathrooms - ensuite with dual vanities and separate w/c
- Study off the entry
- Formal lounge
- Functional family room
- Good sized casual dining area with lovely garden aspect
- Well-appointed and positioned kitchen with as new Siemens oven, double fridge recess and Bosch dishwasher
- Separate games room
- Upstairs living area with westerly aspect and study nook
- Split system air-conditioner
- **Magic outdoor entertaining area with auto café blinds to large patio and feature timber lined section**
- Sun drenched and fenced fiberglass pool
- It's a must see!
- Shire rates: \$2,875
- Water rates: \$1,541