

#### 34 Cannes Drive Avalon Beach NSW

4 2 2

Situated in a quiet, leafy, cul de sac, blessed with a North East aspect and bushland views over the Careel Bay Valley to the ocean beyond, this recently updated, 4 bedroom home represents outstanding value. Not just warm and inviting, the flexible floorplan offers comfortable in-law/ teenage accommodation with the potential to become self-contained (STCA). Brilliant!

- ? Carport for 2 cars plus multiple off-street parking
- ? Stylish new windows and doors throughout and contemporary cladding have beautifully enhanced this family home.
- ? Timber flooring throughout
- ? Low maintenance gardens

Entry Level

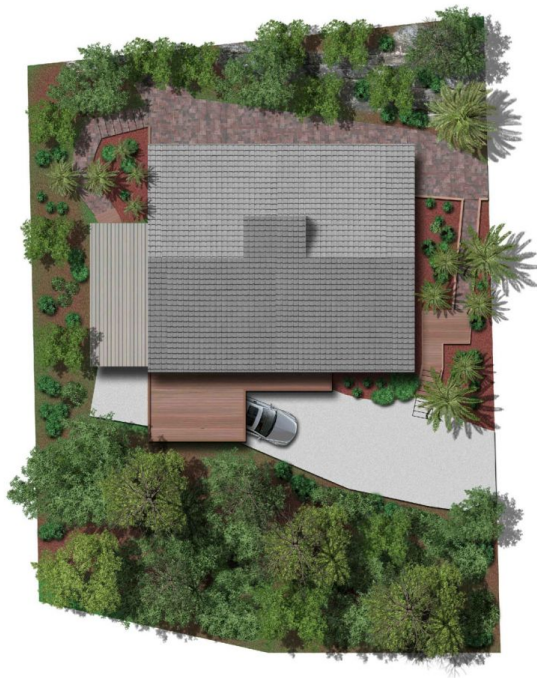
? 3 bedrooms with BIR (2 with air con)

**View :** <https://www.blakeproperty.com.au/sale/nsw/north-ern-beaches/avalon-beach/residential/house/5745922>

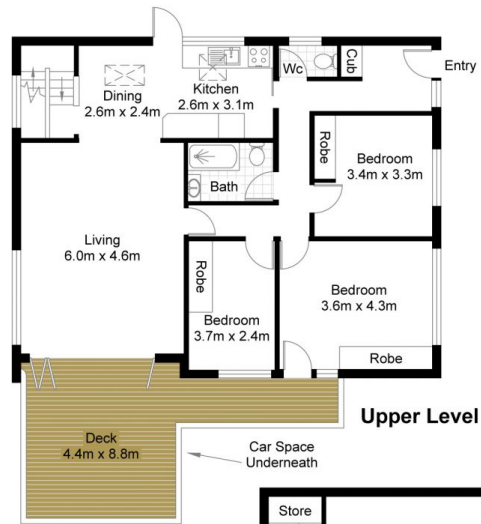


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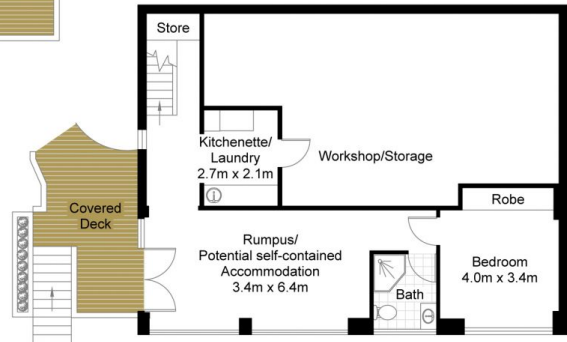
<https://www.blakeproperty.com.au>



Site Plan



Upper Level



Lower Level



Approx. Internal Area: 209m<sup>2</sup>

We have made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.

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