



## 2/1 Kurrajong Avenue Bogangar NSW

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Attention first home buyers and investors! Here is your opportunity to own a piece of this thriving beachside village.

This side by side, two bedroom duplex is located at the quiet, leafy end of town on the corner of Poinciana & Kurrajong Avenue. Cabarita's pristine headland, shopping village and other amenities are all within walking distance making this an ideal lifestyle location and safe investment!

Original brick veneer exterior and internal finishes are ripe for renovation. Designed with an open plan kitchen and living area flowing out to a covered courtyard and potential to create a fantastic front yard too. There are many perks of owning a side by side duplex including added light, privacy and no issues with a tight shared driveway.

### Features

2 bedrooms, 1 bathroom and separate laundry  
Sunlit living and kitchen with north-facing windows and sky-light  
Air-conditioning to living room and one bedroom  
Energy efficient heat pump hot water system

**Price** : \$ 677,500  
**Building Size** : 96 sqm  
**Land Size** : 652 sqm  
**View** : <https://www.lsproperties.com.au/sale/nsw/northern-rivers/bogangar/residential/semi-detached/6465321>



**Brent Savage**  
0477 122 559





INT: 64 m<sup>2</sup>  
EXT: 23 m<sup>2</sup>

0 1 2 3 4 5

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

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