



## 18 Park Street COLEDALE NSW

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Deceased estate above this popular surfing beach with views of an ever-changing sea and sky against the backdrop of the escarpment.

A highly sought after corner position with a land area of 695.6m<sup>2</sup>. The improvements are a 2 storey cream brick veneer residence with spacious living area, 2 double sized bedrooms all with beach views, eat in kitchen, bathroom, study, and downstairs offering rumpus room or guest bedroom, second bathroom and detached garage.

Scope is offered for additional dwelling space subject to Council approval. Walk through the park to railway station, village shops, and school.

Summer is coming have Christmas at your own beach house.

Auction onsite Saturday September 10 at 11:30am

**Price** : \$ 1,465,000

**Land Size** : 695 sqm

**View** : <https://www.amrutty.com.au/sale/nsw/wollongong-illawarra/coledale/residential/house/5399506>



**18 Park Street Coledale**  
Total Approx. Floor Area 188.2 SQ.M

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