



**Rarely found 550 sqm (approx.) block with ocean views.**

Offered to the market for the first time in 65 years, this freestanding family home presents an outstanding opportunity for astute buyers to renovate or rebuild and capitalise on its sought-after ocean views, lifestyle location and 550sqm block.

- Charming living and dining captures sweeping district views to the ocean
- Sprawling sun soaked backyard with established gardens, scope for pool
- Neat and tidy eat-in kitchen with original fixtures offers gas cooking
- Three generous bedrooms plus study, master with ensuite
- Separate sunroom with storage and elevated leafy outlooks to the water
- Main bathroom features combined bathtub and shower plus separate w/c
- Lower level laundry room provides convenient access to yard
- Large storeroom, separate workshop space, additional underhouse storage
- High ceilings and character details throughout
- Ample natural light and ideal north east aspect
- Walk to Clovelly Public School, Clovelly Beach and village shops

**Auction: Sat, 23 Nov 2019  
@ 10:00am  
On Site**

**Council Rates:** \$841/qtr (approx)  
**View:** Thu, 21 Nov 2019 @ 12:00 pm - 12:30 pm  
**Contact:** Donna Burke  
 0418 213 210  
 Ben Bickmore-Hutt  
 0418 968 081

**Type:** House  
**Land:** 550m2



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.

APPROX. LAND: 550m<sup>2</sup>



5 Simeon Street, Clovelly

**BHR**  
BICKMORE-HUTT REALTY

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5 Simeon Street

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