



5 Glen Ormond Avenue Abbotsford, NSW



Bayside Beauty

Here is a character freestanding, full brick double fronted home, set on a level 398.4 sqm approx. portion of land ready to be taken to the next level.

Being such a premier location, it is an exceptional opportunity to either move straight in, renovate, extend, add a second storey, or build your new dream home (STCA).

A short stroll takes you to the sparkling waters of Hen and Chicken Bay with its peaceful waterfront reserves, City, and Suburban buses plus the Rivercat which represents added value. All the lifestyle offerings of this popular and convenient suburb are there to be enjoyed.

Currently the home comprises 2 double bedrooms, separate lounge and dining rooms, neat, tidy kitchen and bathroom, a sun/utility room, an internal laundry plus a second W.C outside.

Original features include beautiful lead light windows, high patterned ceilings, polished timber floors and picture rails. A side driveway to your lock up garage, a pergola plus a sunny rear yard complete the picture.

Highly reputable local schools, waterfront parklands, sporting facilities, local cafes, restaurants, gymnas...

- Character 2 bed Californian Bungalow in a quiet leafy street
- Generous level 398.4 sqm block approx. close to water's edge
- Huge potential, update with scope for a new residence (STCA)
- Spacious separate lounge & dining, gas kitchen, neat/tidy bath
- A short stroll to local schools, transport & waterfront parklands

Price: SOLD | Time Realty

Council Rates: \$455.00 p/q

Water Rates: \$161.00 p/q

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PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.



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ABBOTSFORD

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