



**86 McLennan Street, Woody Point**



### Renovation Project – First Time Offered

This great property is full of potential, but you will need to see past the dated cosmetics. The property sits in a quiet and family friendly location close to schools, shops, parks, public transport and it is a very short walk to the beach. The current family have owned the property since the late 1960's but the time has come to pass the baton on to a new family to enjoy. The home has great space upstairs and down and a backyard that is screaming out for development. Bring your tools and an open mind and enhance the true character of the home.

Alternatively, this would be an excellent elevated block to build your new home (with potential water glimpses). There is a 12.6 meter frontage and length of 39.7 meters

86 McLennan Street, Woody Point features:

#### Upstairs:

- Hardwood timber frame, timber floorboards and high ceilings
- Open plan, bright, light, and airy kitchen, dining, and lounge. This lovely spacious area leads through french doors to front verandah where you begin to appreciate the elevated position of this property.
- Updated kitchen with good benchspace, an electric stove, rangehood, a breakfast bar, plenty of storage and room for a double door fridge
- 3 good sized bedrooms with fans, built in wardrobes, screens on the windows
- The bathroom is original but neat and boast a shower over the bath and vanity basin with storage cupboard. The toilet is separate.

#### Downstairs:

- External stairs at side and front of house leading to the outdoors.
- The space downstairs is fully enclosed and boast great storage space, workshop

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**Price** SOLD for \$700,000  
**Property Type** Residential  
**Property ID** 2136  
**Land Area** 511 m2

#### Agent Details

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#### Office Details

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space and car accommodation.

- Carpeted utility room that provides many options - hobby room, teen retreat, home office, media room – plenty of options.
- Tandem lock up garage with plenty of workshop space – bring 2 or 3 cars (depending on size)
- Laundry with original concrete tub.

Extras:

- Elevated 511 sqm block
- security screens on the windows and doors
- Fenced private backyard – lots of room for the kids and pets to play
- electric hot water system
- side access in the backyard

This is an excellent opportunity to enter a popular neighbourhood.

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