

Welcome to Belle Property Central Coast.

Thank you for your enquiry.

The price guide is \$950,000 - \$1,000,000.

Further details

Land size: Approx 640 sqm

Proximity to train station: Approx 15 min walk to Koolewong train station

Closest school: Point Clare Public School Approx 6 min drive

Distance to waterfront: Approx 3 min drive

Nearest shops & cafes: Approx 4 min drive to ALDI and popular cafes, approx 5 min drive to Woy Woy CBD and approx 8 min drive to West Gosford Shopping Village and eateries

Distance to M1 Motorway: Approx 15 min drive

Council rates: \$1,970.22 per annum

Water rates: \$1,185.08 per annum

Potential rent: \$690-\$720 per week

This is an automated link to ensure you have an answer to the most frequently asked questions instantly. Should your specific question not have been answered above, rest assured we will be in touch shortly to further assist you, but in the meantime please don't hesitate to reach out to discuss this property further.

Kind regards,

Andrew & Lachlan Macdonald

3
Bed

2
Bath

1
Car



Single Level Family Home In Hillside Setting with Water Views

237 Glenrock Parade, Koolewong



**Guide \$950,000 -
\$1,000,000**



640 m²

Nestled in a prime location with breathtaking views of the serene Brisbane Waters, this single-level, three-bedroom family home at 237 Glenrock Parade offers the ideal coastal lifestyle experience. Designed to maximise the spectacular outlook, the home features an inviting open-plan living area that flows effortlessly into a modern kitchen and an expansive entertaining deck, truly making every day feel like a holiday.

The unique hillside setting of Koolewong positions this home to provide the best of both worlds: serene natural surroundings and exceptional access to urban amenities. You're just a short distance from the brand-new West Gosford Shopping Village and Point Clare ALDI for all your shopping needs. Commuting is a breeze, with Koolewong train station a mere 15-minute walk away, putting Sydney within easy reach, and the M1 Motorway only a 15-minute drive for a sub-one-hour trip to the city's heart. Families will appreciate the proximity to the highly regarded Point Clare Public School and the delightful Fagan's Bay waterfront cycleway. Nature enthusiasts will enjoy the nearby Koolewong Waterfront Reserve with boat ramps, and some of the Central Coast's best beaches are only a 12-14 minute drive away.

Key Features:

- Open-plan living and dining area with original timber flooring, thoughtfully designed to maximise enjoyment of the stunning water views from every angle.
- Seamless connection from the living space to the modern kitchen and onto an expansive deck with breathtaking water views, creating an effortless flow for entertaining.
- 3 comfortable carpeted bedrooms, all with built-in wardrobes; the main bedroom features a walk-in wardrobe and ensuite.
- Generously large full main bathroom plus additional linen cupboards for ample storage.
- Air-conditioning in the living area ensure year-round comfort.
- Low-maintenance garden with a terraced front and a fully fenced grassed area at the back.
- Single carport and additional off-street parking.
- NBN connectivity for high-speed internet access.

This exceptional property not only offers an ideal family home but presents a unique lifestyle opportunity for those who appreciate nature, convenience, and comfort. Embrace the chance to own a piece of Koolewong's paradise, where every day is graced with spectacular water views!

"We have obtained all information from sources we believe to be reliable, however, we cannot confirm its accuracy. Prospective buyers are advised to carry out their own investigations."



Permanent Rental Letter

<https://files.rea-webbooks.com.au/file/wb-userfil...wong.pdf>

Pest & Building Report

<https://files.rea-webbooks.com.au/file/wb-userfil...tter.pdf>

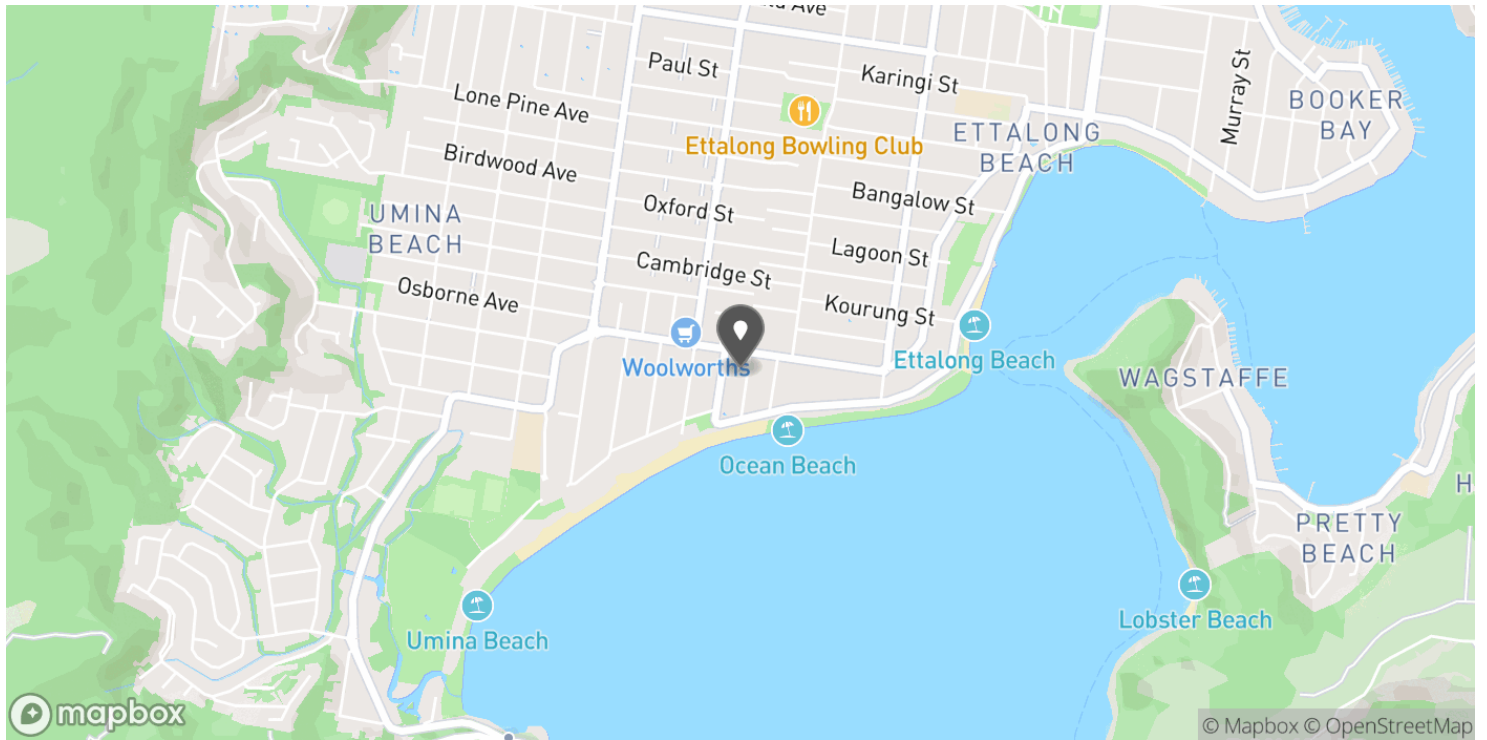
Sitchu Central Coast

<https://sitchu.com.au/sydney/central-coast>

Central Coast Life & Style Magazine

<https://centralcoastlifeandstyle.com.au/magazine>

Map



Buyers Tips & Advice

At Belle Property we pride ourselves on offering a personalised buying service and offer a property concierge service to assist you with your property search & any property sales you may need assistance with across the globe. To save you time and assist you further, we would ask you to copy the following questions and paste into a return email with your responses. This will allow us to send you all on and off-market properties that suit your needs.

Please copy and paste the questions below and paste into a return email to us with your responses so we can assist you and provide only properties of interest.

1. What are the property requirements & features that you are looking for?
2. What is the timeframe that you would like to work within to secure the property?
3. Please provide details of any properties that you would like us to appraise & provide a current market value on
4. What is the budget you would like to work within for your purchase?
5. Which suburb and areas are most interested in & any that you would not consider?
6. Is it an investment or a permanent residence you are looking for?

About Us



Andrew Macdonald



0415 433 957

Real Estate Agent



andrew.macdonald@belleproperty.com

You're in safe hands.

With more than 20 years' experience in the industry, Andrew Macdonald has established himself as one of the Central Coast's leading real estate professionals and is the driving force behind Belle Property Point Clare and Belle Property East Gosford. He knows and understands the local property market intimately and offers clients an in-depth knowledge drawn from many decades living and working in the region.

More than just a licensed real estate agent, Andrew is a part of the community and its history, as he grew up on the Central Coast and his family has been in the area for generations. He has a natural ability to form strong relationships, communicate effectively and sell just about any type of property. His unsurpassed level of customer satisfaction has made him the agent of choice for sellers, while his discrete nature and negotiating expertise are central to his success.

Andrew is vastly accomplished in his field and approaches all interactions with the utmost professionalism. He provides honest market feedback, effective sales campaigns, and pricing strategies that achieve maximum interest and results in the shortest possible time frame. Together with the premium brand and marketing quality of Belle Property, he is able to offer so much more in terms of professional values, innovation, presentation, and a national network that gives his clients every advantage in the marketplace.



Lachlan Macdonald



0409 032 938

Real Estate Agent



lachlan.macdonald@belleproperty.com

You're in safe hands.

A proven specialist who has set record results in Sydney's most competitive markets, Lachlan Macdonald values the importance of communication and understanding exactly what his clients need. As a third-generation real estate agent, he has lived and breathed property from a very young age, and has extensive knowledge and experience across a range of industry disciplines.

His expertise has gained him recognition as an award-winning auctioneer, having conducted over 1,000 auctions across all areas of Sydney. He is always focused on getting the best outcome and meeting the needs of his vendors. Simultaneously, as a sales agent with one of Double Bay's oldest boutique real estate businesses, Lachlan negotiated successful sales for his clients in some of Sydney's most prestigious inner-city suburbs.

Having grown up on the Central Coast, Lachlan prides himself on having thorough knowledge of upcoming market trends and a strong connection to the local community. He is truly enthusiastic about real estate in the Point Clare and East Gosford region and thrives on the challenge of working alongside a dedicated team of local experts. The Belle Property network also gives him the backing of a luxury national brand in real estate, with a reputation as a market leader in the area.