



198/2 Saliena Ave, Lake Munmorah, New South Wales



## Lake Munmorah Lifestyle Village - 198

Step into a beautifully maintained home designed for easy, low-maintenance living. Offering flexible floorplan options with three bedrooms or two bedrooms plus a study, this inviting home combines comfort, style, and practicality in one delightful package.

Inside, you'll love the recently updated flooring and the light-filled interiors. The contemporary kitchen is a standout feature, boasting Caesarstone benchtops, high-gloss cabinetry, a built-in wall oven, gas cooktop, dishwasher, and an abundance of storage?including a generous corner pantry.

The spacious main bedroom features a large built-in robe and convenient access to the main bathroom. The second bedroom also includes a built-in robe, while the third room?currently used as a study?can easily revert to a bedroom if desired. All bedrooms have ceiling fans, with air conditioning in the main living area to keep things comfortable year-round.

Additional features include a second toilet, internal laundry, solar panels, a new hot water system, and a freshly installed front door. Step outside to a sunny rear deck overlooking a private courtyard with space for a small dog?perfect for morning

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Price	\$620,000
Property ID	105466

### Sales Representative Details

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cuppas or relaxed afternoons.Lake Munmorah Lifestyle Village is a welcoming and thriving over 50's retirement community with a wide range of facilities, home sizes and styles. Located within walking distance to Lake Munmorah lakeside, our residents enjoy the comfort and security of our gated community. From the moment you step inside our village, you'll see why our residents are so proud to own their home here (Reference No: HAMP-00358-787)

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