



### 1/14 Debra Anne Drive Bateau Bay NSW

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This private single level villa presents an ideal opportunity for those looking to get into the market, downsize or invest.

The spacious floor plan features open plan tiled living areas, a generous kitchen with breakfast bar, 3-way bathroom with bath & separate toilet and 3 bedrooms all with built in robes.

Adding to the comfort and convenience is an internal laundry with a 2nd toilet, ducted air conditioning, a private sunny courtyard and there is parking for 2 cars provided by a single garage with automatic door as well as a designated car space.

Positioned in a quiet street, the location allows you to enjoy the best of the Central Coast lifestyle being within close proximity to Bateau Bay Square, Cresthaven Shopping

**Price** : \$ 640,000  
**Land Size** : 200 sqm  
**View** : <https://www.coastwidefn.com.au/sale/nsw/central-coast-region/bateau-bay/residential/villa/7646853>



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<https://www.coastwidefn.com.au>

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**Total Approx Floor Area 144.90 Sq.m**

Measurements are approximate. Not to scale. For illustrative purposes only. Boundaries are approximate.