



**12 Garner Avenue Frenchs Forest NSW**

3 1 2

Be inspired by this classic timber & tile home on a fantastic 702sqm level block in an excellent family friendly location.

The bright and airy interiors of this beautifully presented home make for an easy lifestyle for a young family.

Functional three bedroom floorplan with L-Shape lounge and dining with an updated kitchen that overlooks the sun-drenched yard.

A sheltered alfresco patio open to the North facing rear yard which offers plenty of space for the kids to play, plus and a versatile outdoor workshop / studio / storage space.

Large laundry plus loads of storage spaces

It's positioned to take advantage of the local amenities with easy access to both Forestville or Frenchs Forest

Lock up Carport plus extra off-street parking

This is one you must put on your inspection list.

Auction On-Site 1.30pm, Saturday 24th June, if not sold before

**Price** : \$ 2,240,500

**Land Size** : 702 sqm

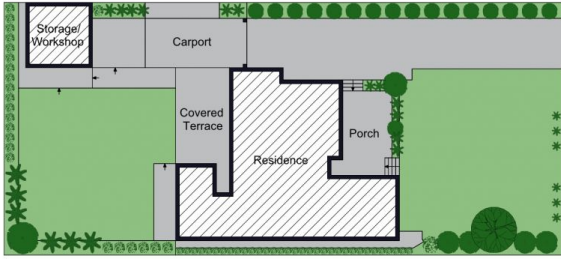
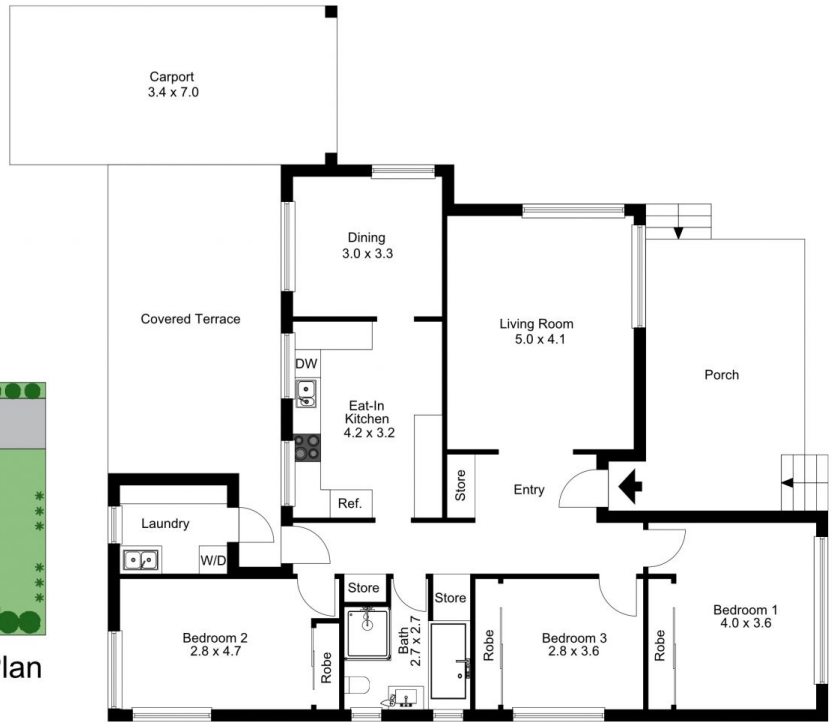
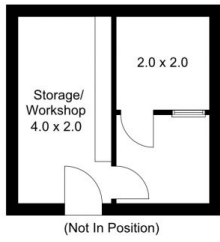
**View** : <https://www.skylinerealestate.com.au/sale/nsw/northern-beaches/frenchs-forest/residential/house/7589914>



**Stuart Bath**  
02 9452 3444



**Damien Dwyer**  
02 9452 3444



Site Plan



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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