



## 5 Blaxland Avenue Leura NSW

2 1 1

**LOCATION** - Coveted and peaceful street South Side Leura. Only 2.2kms (approx.) to Leura Village Mall. Enjoy the tranquil setting of this beautiful garden block, and the nearby cafes, boutique shopping and services Leura is famous for.

**STYLE** - Single level cottage of timber and tile construction, set on an approximately 1,012m2 parcel of meandering gardens.

**LAYOUT** - 2 bedrooms with built in robes, sunny large living, dining, rear deck, and lock up garage.

**FEATURES** - Beautifully presented, this cottage features ducted gas heating, 2 x split system air-conditioners (cooling) in the bedrooms, and another splits system air-conditioner in the living room. Cosy and warm slow combustion fireplace, The kitchen includes electric cooking,

<b>Type</b>	: House
<b>Price</b>	: \$ 890,000
<b>Building Size</b>	: 90 sqm
<b>Land Size</b>	: 1014 sqm
<b>View</b>	: <a href="https://www.chapmanrealestate.com.au/sale/nsw/blue-mountains-surrounds/leura/residential/house/7327597">https://www.chapmanrealestate.com.au/sale/nsw/blue-mountains-surrounds/leura/residential/house/7327597</a>



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5 BLAXLAND AVENUE, LEURA



INTERNAL  
104 m<sup>2</sup>

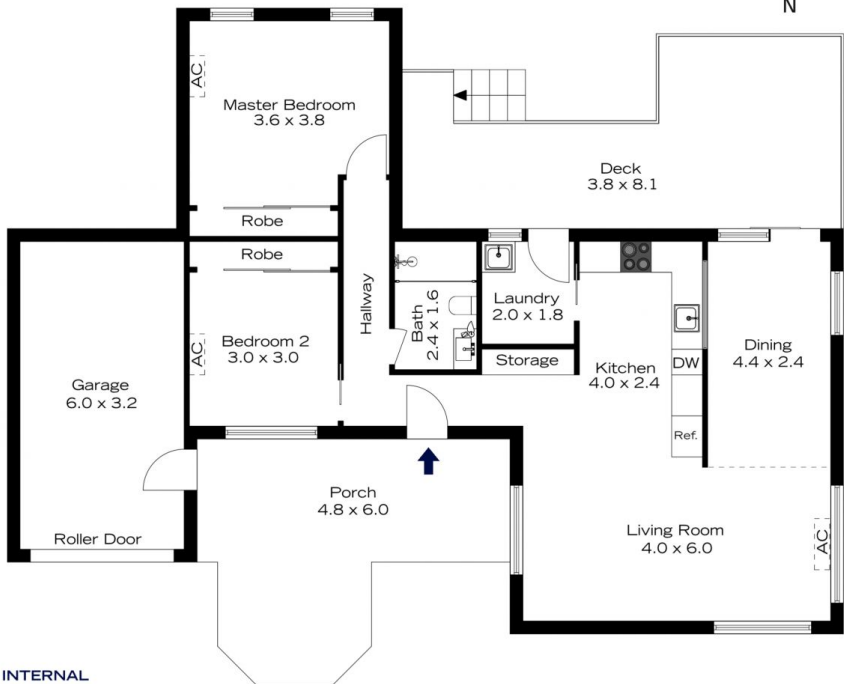
EXTERNAL  
47 m<sup>2</sup>

TOTAL  
151 m<sup>2</sup>



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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