



### 7 Woodglen Crescent Mollymook NSW

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Whether you'd like a holiday haven, cosy home and/or home with separate business entry, plus holiday flat, you can have it all! Did we mention 7-8 minutes walk to either Mollymook or Narrawallee Beaches, 5 minute walk to shops and cafes?

But, it doesn't stop there!

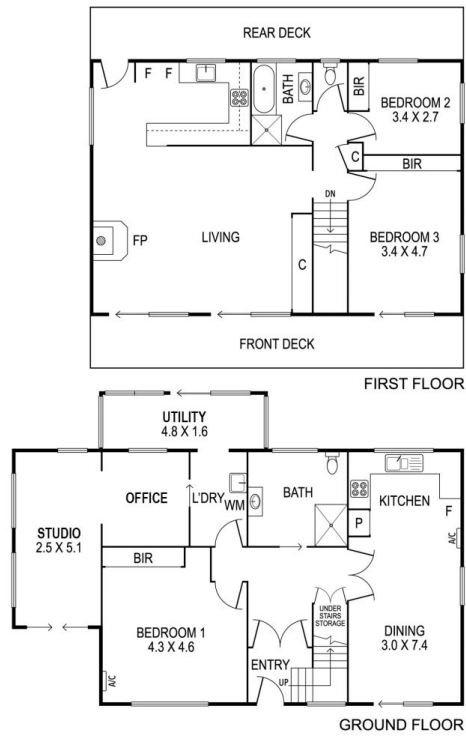
It's currently a home for a couple residing upstairs, with downstairs used as 5-star fully self-contained holiday accommodation, plus separate studio office also with own entry.

Originally a classic beach-comber home, the lower level has been transformed into a large granny-flat with full size kitchen, study, large bathroom and extra spacious bedroom. Cypress timber floors and fully air-conditioned.

**Price** : \$ 900,000  
**Building Size** : 189 sqm  
**Land Size** : 613 sqm  
**View** : <https://www.coopercoastalproperties.com.au/sale/nsw/shoalhaven/mollymook/residential/house/5834736>



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INTERIOR	189 m <sup>2</sup>
EXTERIOR	36 m <sup>2</sup>
TOTAL	225 m <sup>2</sup>

## 7 Woodglen Crescent, Mollymook

3 2 1

Disclaimer: The artist impressions and floorplans are indicative only, are not to scale and do not form part of any Contract of Sale. Any dimensions, finishes or specifications depicted are subject to change without notice. Consultants and agents do not warrant the accuracy of any information provided and do not accept any liability for negligence, any error, misrepresentation, discrepancy in the information or reliance thereon.

