



97 Tryon Road East Lindfield, NSW

3 bed | 1 bath | 1 car

## Blue ribbon lifestyle opportunity to enjoy as is, extend or rebuild

This classic Californian Bungalow has so much to offer. A blue ribbon location in "the Avenues", convenient to East Lindfield's popular village providers, quality schools and transport services, it sits on a prized 967.5sqm level block wrapped by landscaped gardens and sundrenched in-ground pool. Recently updated and showcasing all the charm of its era, move in and enjoy as is, extend or take advantage of this prestigious landholding and re-build your 'forever' family home (STCA).

- Prime location in one of East Lindfield's finest parkside streets
- Charming facade framed by beautifully landscaped seasonal gardens
- Enclosed sunroom bathed in northerly sunlight and garden vistas
- Elegant family living with Rinnai gas fireplace and plantation shutters
- Well-equipped kitchen and formal dining room with decorative ceilings
- Three double bedrooms plus study, master with north-facing bay window
- Large sun-drenched backyard with fenced saltwater pool and level lawns
- Updated two-way family bathroom fitted with a marble vanity
- Polished timber floors, reverse cycle air conditioning and built-in robes
- Lock-up garage plus additional off-street parking
- Set amidst beautiful character homes with no overlooking neighbours
- Footsteps to station buses and Lindfield East Public School
- Stroll to village shops, Biga Artisan Bakery, Dukes Green cafe and IGA

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