



### 9 Cameron Crescent KINCUMBER NSW

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Set in a quiet, sun drenched location with tranquil views of Kincumba Mountain, this affordable single level home is less than 5km to either Copacabana or Avoca Beach, the bus stop and local park are within walking distance and the property is also close to schools and shops.

**Type** : House  
**Land Size** : 792 sqm  
**View** : <https://www.changeproperty.com.au/sale/nsw/central-coast-region/kincumber/residential/house/8550057>

In original condition, yet neat and tidy throughout, the home offers great flow with the living areas centred around the kitchen and the bedrooms at the other end of the home. With a formal living and dining room, the highlight of the home is the large second living room that offers high raked ceilings, air conditioner and a combustion fireplace. This much loved family home presents a fabulous opportunity to capitalise on your investment!

[For full version visit the website](https://www.changeproperty.com.au)



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SITE PLAN

INTERNAL FLOOR AREA - 187m<sup>2</sup>  
 LAND SIZE - 762m<sup>2</sup>

Indicative only. All dimensions and element positions are approximate. Information on this plan comes from sources we believe to be accurate, but its accuracy is not guaranteed. Interested parties should make and rely on their own inquiries.

9 CAMERON CRESCENT, KINCUMBER