



## 12 Wybalena Avenue Koonawarra NSW

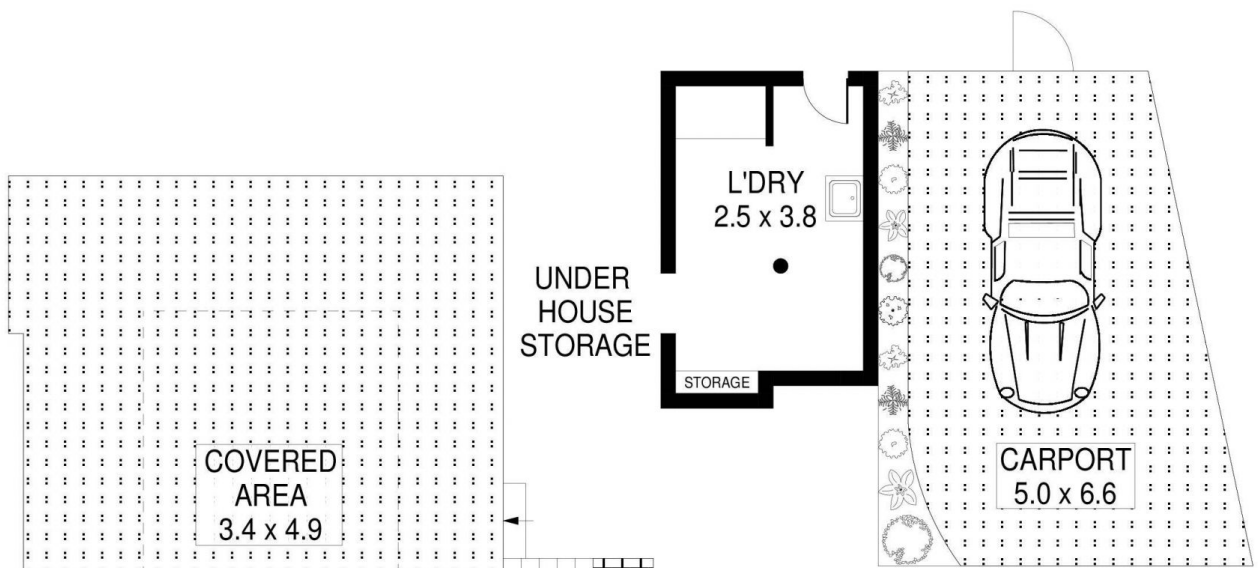
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When it comes to your first home, 12 Wybalena Avenue is sure to ticks all the right boxes. Spread over 632m<sup>2</sup> of near level land, this well presented 3-bedroom home has been lovingly cared for by one owner over many years. Accompany this with the convenient location and the beautiful views of lake Illawarra, this is truly the perfect start.

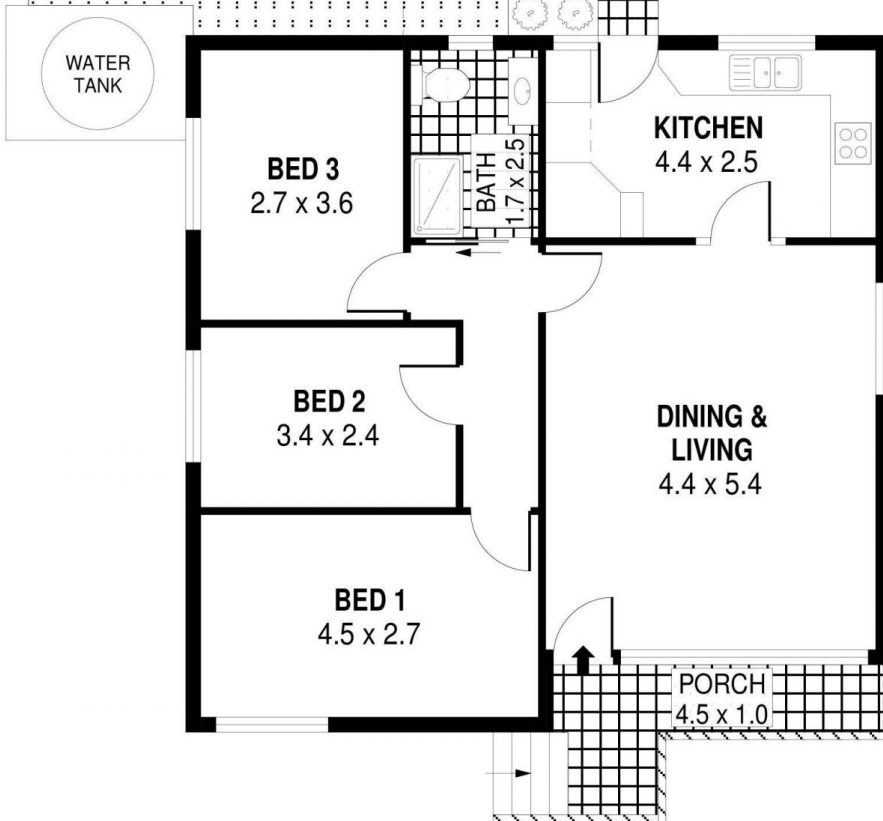
Enjoy spacious bedrooms, large living area, near level child friendly backyard, covered outdoor entertaining area, neat kitchen, renovated bathroom and a single carport to top it off.

**Type** : House  
**Land Size** : 632 sqm  
**View** : <https://www.mcneice.com.au/8482934>

[For full version visit the website](#)



LOWER LEVEL



GROUND LEVEL

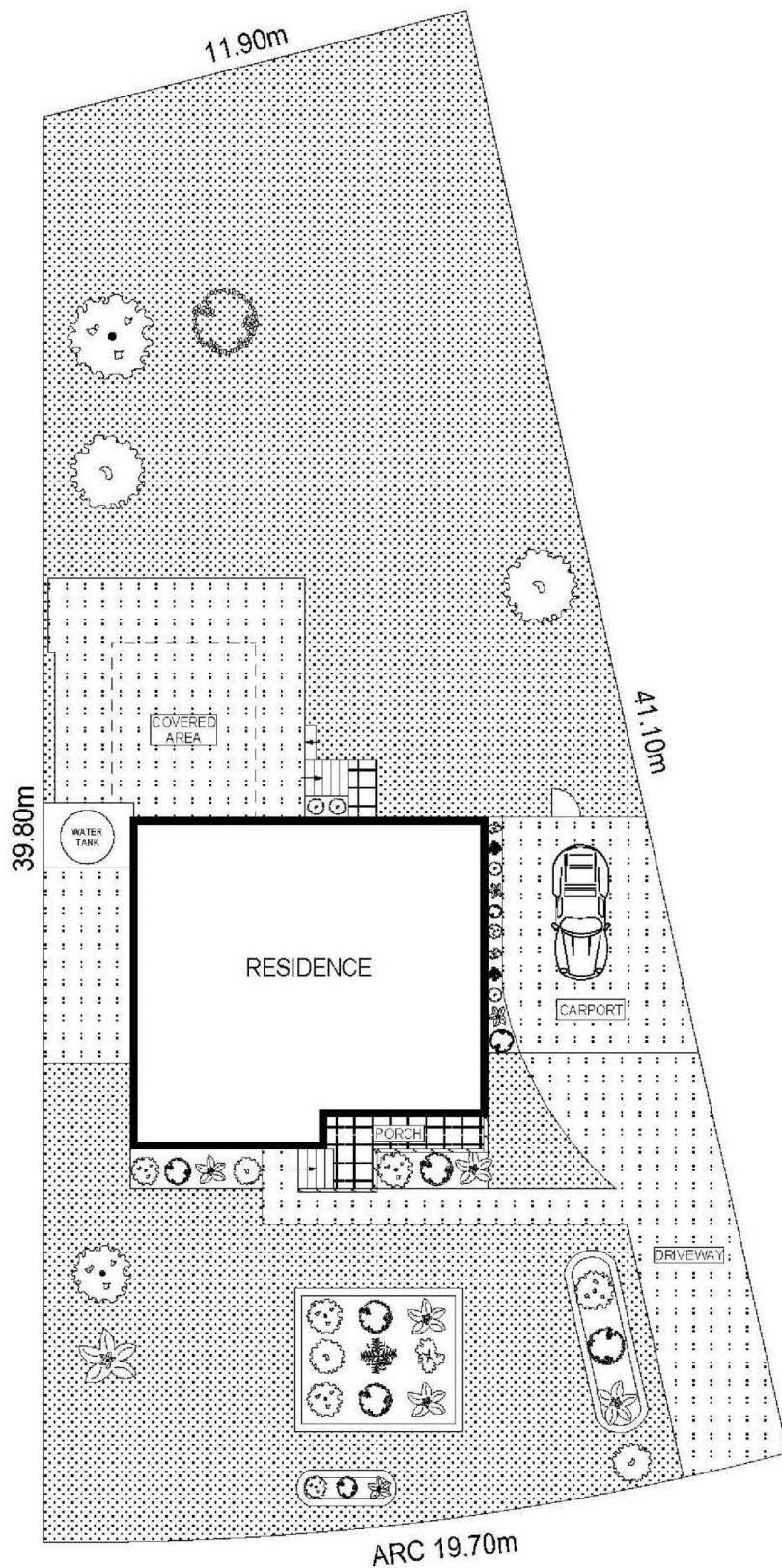


PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.  
Ref. No: 99460

INT	: 76m <sup>2</sup>
EXT	: 53m <sup>2</sup>
L'DRY	: 10m <sup>2</sup>
CARPORT	: 28m <sup>2</sup>

12 WYBALENA AVENUE

KOONAWARRA



ARC 19.70m  
 WYBALENA AVENUE  
 SITE PLAN



SCALE (METRES)

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.  
 Ref. No 99480

12 WYBALENA AVENUE

KOONAWARRA