





# 4/11 Billyard Avenue Elizabeth Bay, NSW

**3 bed | 2 bath | 3 car**

- Luxurious 3-bed home in coveted cul-de-sac
- Semi-like dimensions, length-of-building layout
- Sunny living/dining, wide harbourview terrace
- Superb harbour views, great for entertaining
- 3 bedrooms w/ built-ins, master feat. en-suite
- Luxe kitchen, marble benches, Smeg cooking
- Pristine main bathroom, full bath and shower
- Fine Euro oak floorboards, clever track lighting
- Study nook, laundry, 6 apartments in building

Please note: Scaffolding will be in place around the bu...

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Claudia Pope

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SECURE COVERED
CAR SPACE
5.5m x 5.0m
(NOT ACTUAL LOCATION)



SECURE COVERED
CAR SPACE
6.6m x 2.6m
(NOT ACTUAL LOCATION)

# 4/11 Billyard Avenue, Elizabeth Bay

0 1 2 3 4 5 SCALE (METRES)

*PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.

Measurements are approximate and not to scale. The vendor, agency and supplier will accept no liability for its accuracy. Interested parties are advised to make their own independent enquiries.

Every precaution has been taken to establish accuracy of the information in this brochure but does not constitute any representation by the vendor or agent.

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