



## 38 Nix Avenue MALABAR NSW

3 2 2

A stunning family home with both indoor and outdoor entertaining, this expansive contemporary residence offers superior space, style and quality. Set on a large block of land totaling 626 sqm, it is only moments to the shimmering waters of Malabar Beach, coastal walkways, Randwick Golf Course and has the convenience of express city transport right at your doorstep.

### Features:

- Spacious open plan living and dining area, leading to kitchen
- Modern kitchen with electric cooking appliances, breakfast bar
- Three generous size bedrooms with mirrored built in

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

**Type** : House  
**Land Size** : 626 sqm  
**View** : <https://www.agentsandco.com.au/sale/nsw/eastern-suburbs/malabar/residential/house/6767598>



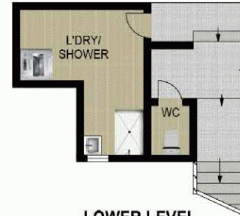
**Nick Papas**  
02 9314 2100



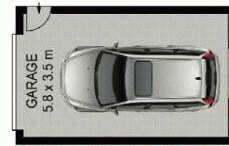
**SITE PLAN**  
(NOT TO SCALE)



**ENTRY LEVEL**



**LOWER LEVEL**



**SCALE (METRES)**

All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested parties should rely on their own enquiries. Ref: No. 70102



**38 NIX AVENUE**

**MALABAR**