



## 1 Prince Edward Street Malabar NSW

3 2 2

This exquisite beachside hideaway is the ultimate sanctuary for families seeking effortless coastal convenience, perched just 650 metres from the shores of Malabar Beach and capturing sparkling ocean views. The beautiful lush gardens and rolling lawns are a standout feature, providing an abundance of space for large gatherings and children's play. Inside you'll find light filled lounge and dining zones, delivering exceptional versatility and flow. The layout boasts three bedrooms, a study nook plus an expansive rumpus that makes an excellent second living zone or teenage retreat. Situated on a dual access block, the residence features easy internal access from the lock-up garage, plus an additional car space at the rear with entrance via Victoria Lane. This property occupies a highly prized address within an effortless stroll of Malabar Beach and the expansive parklands, and with cafes, shops

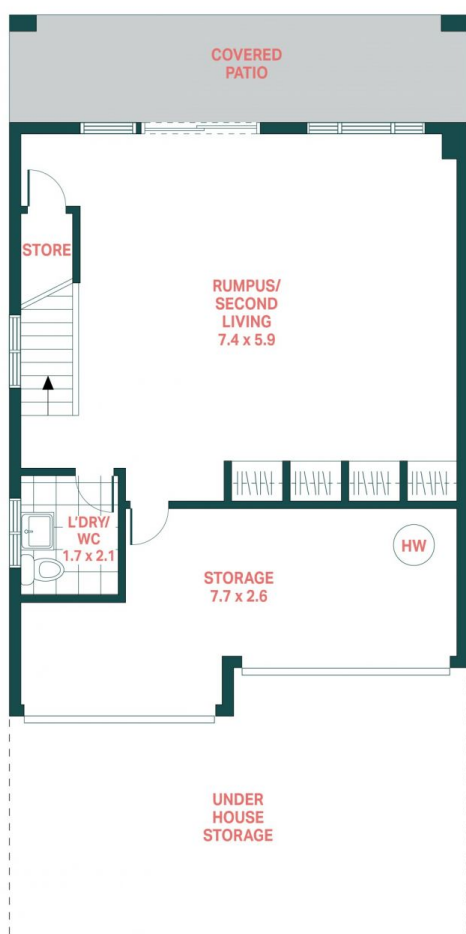
**Land Size** : 443 sqm  
**View** : <https://www.agentsandco.com.au/sale/nsw/eastern-suburbs/malabar/residential/house/7928477>



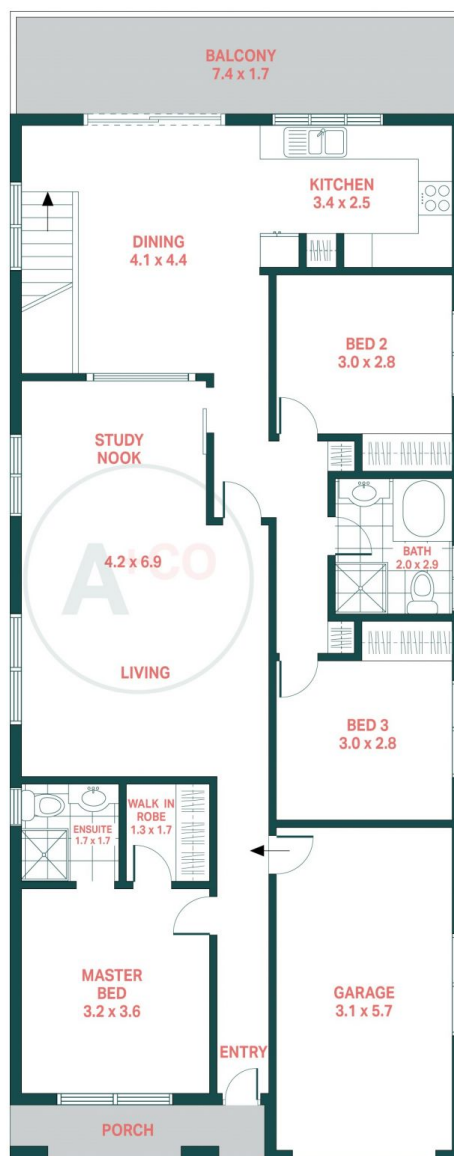
**Nick Papas**  
02 9314 2100



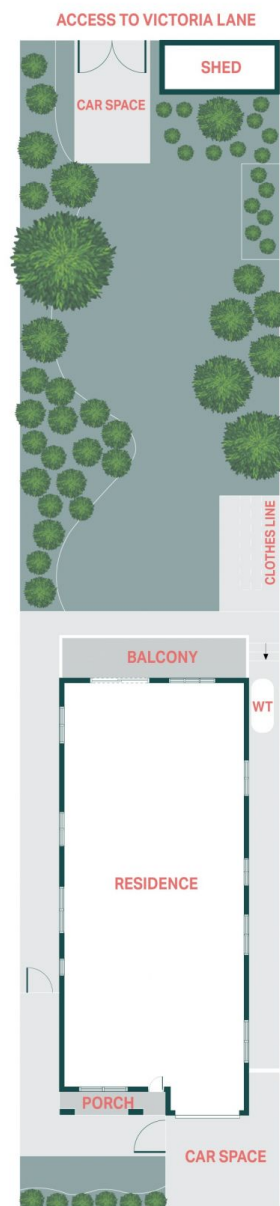
**Natalie Vega**  
02 9314 2100



LOWER LEVEL



ENTRY LEVEL



SITE PLAN

## 1 Prince Edward Street, Malabar

Agents<sup>+CO</sup>

Scale in metres.  
Indicative only. All information contained herein is obtained from sources we believe to be accurate.  
We cannot guarantee it's accuracy. Interested persons should make and on their own enquires.