



## 43 Buttaba Road Brightwaters NSW

4 2 2

With meticulous presentation and superb location, it's a privilege to present to you 43 Buttaba Road at Brightwaters. The moment you step onto the property you will instantly appreciate what can be achieved when a home is constructed, designed, and planned with minimal compromise and fastidious attention to detail.

Positioned on 904m<sup>2</sup> of north facing gently sloping land, the property provides lake views of Sugar Bay, and the ability to bask in northern sun in winter, as well as relax with cooling lake breezes in summer. Constructed on a suspended concrete slab to the lower level, this home provides fantastic thermal mass benefits resulting in a temperate, comfortable home all year round.

The home has a very modern and current ambience especially due to the use of high-end materials, finishings and design. All the living is on the lower level, with formal entry, generous study, powder room, formal lounge and

**Building Size** : 315 sqm  
**Land Size** : 904 sqm  
**View** : <https://www.wilsonbritten.com/sale/nsw/lake-macquarie-west/brightwaters/residential/house/7629073>



**John Britten**  
0409 681 606



**Tom Gregg**  
02 4970 5545

Internal 315m<sup>2</sup> External 722m<sup>2</sup> Land Size 903m<sup>2</sup>



NORTH

4 x 2 x 2 x

