

**1/22 Marine Avenue, Mornington, Vic 3931**



**Villa For Sale**

Saturday, 15 June 2024

1/22 Marine Avenue, Mornington, Vic 3931

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 111 m2**

**Type: Villa**



Jarrod Quint  
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**\$590,000 - \$640,000**

Enter the bayside Mornington market in comfort and confidence with this light-filled 2-bedroom villa, delivering a secluded and sunny space at a blue-ribbon address just metres from Fisherman's Beach and Main Street's cafes, bars, and boutiques. The only unit in the complex with a lock-up garage, its open-plan living area features rich hardwood floors and an adjoining stone-topped kitchen that opens to the impressive alfresco space. Two bedrooms with built-in robes sit adjacent to a bathroom with a shower over a two-person spa, plus a separate toilet, and laundry provisions conveniently tucked away to the side. Modernised with an appealing rendered facade yet retaining the timeless classicism of its terracotta tile roof, it also includes split-system air conditioning, high-quality blinds, ceiling fans, and extra-high fencing. Live the Mornington dream within walking distance to everything this blue-chip address offers, including the shops and cafes of Wilsons Road and Main Street, beautiful dinners at Kirks and The Royal Hotel, and the stunning trails and shoreline of Fishermans Beach.