

11 Mulloway Circuit, Merimbula, NSW 2548

DWYER
PROPERTIES

House For Sale

Wednesday, 29 May 2024

11 Mulloway Circuit, Merimbula, NSW 2548

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 781 m²

Type: House



Hayden Ferencz

0487001525

\$899,000

This single-level residence is a haven for downsizers and retirees, boasting thoughtful features like ramps for seamless access, making it the perfect forever home. Nestled on a flat block, accessibility to the house is effortless, ensuring you can settle in without the worry of relocating again. Positioned just 300 meters from Sunnies Kiosk Wine Bar and Brekky Bar on the lake, and the beginning of the renowned Merimbula Boardwalk, convenience and leisure are at your doorstep. Take a leisurely stroll along this level, scenic pathway stretching approximately 2 kilometers, leading you right into town. Step inside and be greeted by high ceilings, creating an airy ambiance throughout. Two spacious living areas provide ample room for relaxation and entertainment, while a functional kitchen overlooks an open dining room and lounge, bathed in natural light streaming through expansive windows. The accommodation wing features two generously sized bedrooms with built-in robes, sharing a central bathroom, separate toilet, and laundry. The master bedroom is a retreat in itself, offering privacy from the other bedrooms with a walkthrough robe and ensuite. Parking is a breeze with a high double garage catering to taller vehicles as well as side access with double gates to lock up a boat or caravan. Solar power for efficiency. Multiple decks and a charming patio courtyard at the rear extend your living space outdoors, perfect for alfresco dining or enjoying the sunshine. Side access adds practicality, while lush lawns in the garden create a serene backdrop, ideal for relaxation or outdoor activities. Representing exceptional value for money and priced competitively to sell, this property won't last long. Don't miss out - contact Hayden now to arrange your inspection and secure your slice of Merimbula paradise.