

# 16 Coraki Drive, Pambula Beach, NSW 2549

## House For Sale

Wednesday, 24 April 2024

16 Coraki Drive, Pambula Beach, NSW 2549

Bedrooms: 4

Bathrooms: 2

Parkings: 2

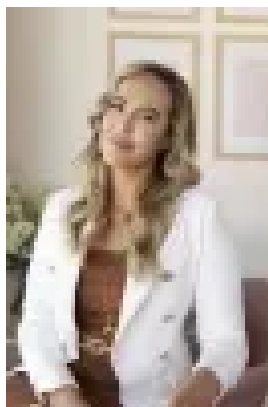
Area: 715 m2

Type: House



Kim Poso

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Amy Molkentin

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## Can sell at anytime!

This private treaty/sale is being facilitated by Openn Offers (an online sales process). It can sell to any Qualified Buyer at any time. Register your interest at the Openn App/Website or contact the sales agent IMMEDIATELY to avoid missing out.

- Envious Pambula River Mouth location
- Nostalgic holiday home
- Four-bedroom, two-bathroom family home
- Pambula River Mouth and ocean beach within 120 metres

Heading to a humble holiday home for a laid-back break by the ocean is a long-standing Australian past time. Imagine creating new holiday memories for your family and friends at this original condition, 1970s Pambula Beach home. Positioned in a highly desirable locale this home fronts the foreshore reserve abutting the beach directly across the road from the entrance to Lions Park and just a stone's throw from the spectacular Pambula River Mouth. Properties in this tightly-held enclave seldom change hands making this listing extra special. Imagine waking in the morning to the sounds of the ocean and the bell birds, throwing your clothes on and arriving at Lions Park in less than three minutes to take the dog for a walk, go for a swim or have a morning SUP. In the summer months there's even a coffee van located a very convenient 100m stroll away at the River Mouth. There's oodles of 1970s personality at this property including original breeze blocks, arched doorways, timber-veneer panelling and built-in wardrobes – even a bar in the lounge room! There's hardwood flooring hidden under the original carpets and endless scope to renovate and modernise the home, or leave it as it is and embrace the relaxed 70s nostalgia. There's nothing pretentious about this brick veneer home which has plenty of room for the whole family. There's four bedrooms, two bathrooms, a large family laundry and a central open-plan kitchen, dining and lounge room. There's also an extra living space/rumpus room in the converted lock-up garage, where there's ample storage space for surfboards, SUPs, kayaks and fishing gear - meaning packing up and coming on holidays is less of an ordeal. The modernised kitchen, as well as the large dining room and separate lounge room all take advantage of north-eastern aspect with ocean glimpses, morning sun and sea breezes. Imagine adding a bi-fold window in the kitchen and double French doors off the dining room to connect the inside of the home to the front deck and the large expanse of level front lawn. The front deck is screaming to be extended and a larger outdoor entertaining area created. The possibilities are truly endless. The home is located on a large corner block and has a carport at the front and a lock-up garage at the rear - currently used as a rumpus room. A 1.5 kwh solar electricity system is installed on the roof together with a separate solar hot water system as well as a private, low maintenance backyard. Pambula Beach combines the very best of relaxed coastal living in a safe, quiet community with direct access to some of the most pristine beaches and waterways on the NSW coastline. This special Sapphire Coast property is located just five minutes' drive to the cafes, restaurants and services in thriving Pambula village, and a further five minutes to the larger resort town of Merimbula. Pambula Beach is just under three hours' drive from Canberra and nearby Merimbula airport has daily flights to/from Sydney and Melbourne operated by both Qantas and REX Airlines. Aside from being used as your own a private, low maintenance holiday home, this property also has incredible potential to attract premium holiday rental returns should you choose to. Or, simply move in and add your own style to your beachside family home - its spectacular location is all the encouragement you'll need.