

17 James Street, Rye, Vic 3941



Sold House

Friday, 29 March 2024

17 James Street, Rye, Vic 3941

Bedrooms: 5

Bathrooms: 3

Parkings: 5

Area: 1962 m2

Type: House



Mal McInnes



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\$2,250,000

Ocean reserve living with amazing views! Backdropped by the gentle crash of the surf and a jaw-dropping panorama across the ocean reserve and sand dunes to a glistening expanse of Bass Strait, this double-storey seaside home offers an exceedingly rare lifestyle package in an unparalleled coastal location just steps to Number Sixteen Beach. Sited well back from the street on a sprawling 1962m² (approx) allotment backing onto Mornington Peninsula National Park, the sundrenched abode features striking open-concept living and dining areas with oak-look flooring, a gas stone fireplace and sweeping views across the coastal surrounds to the ocean. Encased in an entire wall of sliding glass opening to an alfresco balcony, the oceanside setting invites afternoon charcuterie boards over a bottle of local wine as the ships glide by, while a second deck on the northern side gazes out across the Mornington Peninsula to Arthurs Seat and Main Ridge. A functional kitchen is comfortably appointed for fuss-free getaways with a Euromaid oven and a brand new Esatto dishwasher, while a large second lounge on the lower level boasts plush latte carpeting, providing a cosy space for board games and movie nights. Sharing the breathtaking blue water views, the master bedroom includes a modern ensuite, while three additional bedrooms, two more bathrooms, panel heating throughout, a split-system air conditioner and a triple carport have essential comforts well covered. A pleasant walk through the ocean reserve to the surf and just 450m to the 16 Beach General Store, the property is only a short drive to golf courses, hot springs, bay beaches and Rye town centre. Ready for immediate enjoyment and/or high-end holiday letting, the residence also offers exciting potential for future enhancements in this spectacular location. For further information, please contact Mal McInnes on 0415 502 316 or mal.mcinnnes@belleproperty.com Disclaimer: Whilst every care has been taken in preparing the property information, it is to be used as a guide only. Please refer to the appropriate legal documentation to complete your due diligence.