

# 19 John Close, Merimbula, NSW 2548



## Sold House

Wednesday, 6 March 2024

19 John Close, Merimbula, NSW 2548

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 705 m2

Type: House



James Cravana  
0428139976



Tara Stone  
0428096232

**\$865,000**

Built by the current owner in 2002 this single level 3 bedroom, 2 bathroom home is situated in the sought after "Sunny Waters Estate" and offers an enviable lifestyle less than 1km walk to Merimbula's shops, cafes, restaurants and lake. Enjoy the best of both worlds adjoining a leafy nature reserve on the rear boundary combined with a delightful vista overlooking lake and coastal views. The home has been well designed and is all on one level with living and family rooms either side of the central kitchen with upgraded dishwasher and oven. There is a separate meals area, designated office space and the master bedroom incorporates an ensuite and walk in robe. The front balcony under roofline and open rear deck offer relaxing outdoor spaces overlooking the contrasting aspects. You will appreciate the benefits of having direct internal access from the double garage and extra parking area to the side of the property. Easy care low maintenance gardens are in place and the huge subfloor area under the home has loads of potential to add further accommodation or a great space for a man cave and workshop.