

# 19 Wattlebird Crescent, Barwon Heads, Vic 3227

## House For Sale

Thursday, 18 April 2024

19 Wattlebird Crescent, Barwon Heads, Vic 3227

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 501 m2

Type: House



Peta Walter  
0439354362



Levi Turner  
0408552539

**\$2,000,000-\$2,200,000**

The Feel: Contemporary design meets timeless charm in an exclusive Barwon Heads enclave, striking the perfect balance between casual comfort and refined elegance. Every inch of this high-calibre home radiates a sophisticated beach vibe, accented by Old Geelong brick and polished concrete, and framed by lush vistas through expansive windows. The tranquil outdoor oasis beckons with its alfresco harmony and sparkling pool, promising endless days of relaxation and entertainment. Situated only 300m stroll to the estuary boardwalks and boat ramp, this property encapsulates the quintessential Barwon Heads lifestyle, ideal for permanent residents, seaside weekenders or continued Airbnb success.

The Facts: -Distinctive open plan living with expansive windows & seamless outdoor connection-Modern galley kitchen with premium Smeg appliances & walk-in pantry-Aesthetic blend of stone & stainless steel surfaces -High ceilings & intelligent use of glass flood the space with light-Versatile additional living space upstairs with custom joinery, perfect for remote work-Privately set master suite sanctuary with wall to wall robes & elegant ensuite-Three additional upstairs bedrooms offer privacy & verdant views-Generously-sized upper level bathroom & ground floor powder room-Sheltered outdoor alfresco dining space overlooking a pristine in-ground pool-Well-maintained, private north-facing garden with established plantings-Purposely designed for entertaining, from intimate gatherings to larger groups-Comprehensive fencing/security measures for peace of mind with kids & pets-Design-focused interiors with unique lighting & ventilation solutions-Efficient temperature control with hydronic heating & multiple reverse-cycle units-Convenient storage solutions & a dedicated upper-level storeroom-A gentle stroll to the Barwon River & 54 Acre Parklands-Enjoy the convenience of proximity to the Cricket Club & Hitchcock Ave-Custom built ideal family home, or luxury holiday property with proven Airbnb returns

The Owner Loves... "The north sun by the poolside is like a private retreat for our family and friends. Living feels like an elevated escape amidst the treetops, especially for the kids. The prime location enables an enviable lifestyle, a short cycle to the river, the Cricket Club, and local cafes, and it's proven popular with Airbnb guests."\*All information offered by Bellarine Property is provided in good faith. It is derived from sources believed to be accurate and current as at the date of publication and as such Bellarine Property simply pass this information on. Use of such material is at your sole risk. Prospective purchasers are advised to make their own enquiries with respect to the information that is passed on. Bellarine Property will not be liable for any loss resulting from any action or decision by you in reliance on the information.