

**2/69 Ocean Beach Drive, Shellharbour, NSW 2529**



**Sold Villa**

Friday, 19 January 2024

2/69 Ocean Beach Drive, Shellharbour, NSW 2529

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Villa**



Lisa McDonald  
0417225089

**\$660,000**

Introducing a fantastic villa located at 2/69 Ocean Beach Drive in the sought-after suburb of Shellharbour. This property offers a wonderful opportunity for downsizers, investors, or those looking to enter the property market. Situated within easy walking distance to the picturesque Shellharbour North Beach and Shellharbour Village, this brick villa boasts a convenient and desirable location. Enjoy the coastal lifestyle with the beach just a short stroll away, perfect for swimming, surfing, or simply relaxing by the water. Featuring two bedrooms and one bathroom, this villa is ideal for those seeking a low-maintenance property. The well-designed layout provides comfortable living spaces for all to enjoy and externally a small grassed yard. The back deck is a favourite feature, as this private space is great for entertaining and relaxing with a beautiful outlook over the local sporting fields. The property also includes a split system air conditioning unit. The Location of this property is ideal if you rely on public transport and community amenities. With excellent access to public bus stops, local primary and high schools, Shellharbour Junction train station and the Shell Cove Marina and entertainment precinct, everything you need is right at your doorstep. The nearby surrounding sporting fields offer additional recreational opportunities for residents and a lovely outlook all year round. The property is part of a self managed strata arrangement, ensuring an affordable quarterly levy of approximately \$360. There are two villas only at this address and each has a single car garage. This makes it an attractive option for those looking for a low-maintenance lifestyle. Whether you're a downsizer, a first-time investor, or a first home buyer, this villa is a must-see. Don't miss out on the opportunity to own a property in this highly sought-after location, it won't last long.