

2 Brookwater Crescent, Mollymook Beach, NSW 2539



House For Sale

Monday, 15 April 2024

2 Brookwater Crescent, Mollymook Beach, NSW 2539

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 670 m2

Type: House



Kate Wise

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By Negotiation

Welcome to 2 Brookwater Crescent, Mollymook Beach. A beautifully presented, four bedroom home located 150m from the 12th green of Mollymook's Championship Golf Course. Overlooking a serene bush reserve, and completed in November 2021, this Allworth Harmony home offers spacious living and entertaining areas plus the bonus of a corner block. Side gate access with a concrete pad is perfect for parking the boat or caravan or for trades access. Featuring 2.6m ceilings throughout and wide skirting boards, the home has a lovely sense of space and light. Consisting of four spacious bedrooms, the master is located at the front of the home, with a large ensuite and WIR. The other bedrooms have BIR's and are serviced by main bathroom with shower, bath, vanity and toilet. A second living area/media room with glass doors provides the ideal retreat. Offering a modern kitchen with Caesarstone island bench, gas enamel cooktop and a spacious WIP, the home is ideal for entertaining. The open plan family room and dining area is sunny and opens out onto the alfresco and courtyard garden. The alfresco area is tiled and has a shade blind for added comfort and ensuring your family and friends enjoy the space all year round. Cost of living expenses are taken care of with a 6.6kw solar system and a 325 litre solar hot water service and window tinting for added thermal efficiency. Featuring ducted reverse cycle air-conditioning throughout, your comfort is assured without the worry of increased power bills! If you have been searching for a quality home with additional parking for your recreational toys in a fabulous location, this beautiful home is bound to tick a lot of boxes! To arrange an inspection contact Kate Wise on 0404 413 866 today. Features: • 150m to Mollymook's Championship Golf Course • Bush outlook • 4 bedrooms • 2 bathrooms • Ducted R/C air-conditioning • Second living area/media room • Double garage with internal access • Corner block with gated access for caravan, boat or trades • Covered alfresco • Courtyard garden • 6.6kw solar panels + solar hot water service • Security alarm system • Fully fenced and landscaped • Positioned between Mollymook Beach and Narrawallee Beach**Disclaimer - some rooms have been virtually styled