

**2.01/44 Manning Street, Kiama, NSW 2533**



**Apartment For Sale**

Tuesday, 23 April 2024

2.01/44 Manning Street, Kiama, NSW 2533

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Michele Lay  
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Sam Scobie  
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## New to Market

Discover luxury coastal living at its finest in this immaculate apartment in the 'Harbourside Kiama' building. Merging sophistication with convenience, this contemporary abode offers an architecturally designed space with captivating township and harbour vistas. Boasting 2.7m ceilings adorned with exquisite timber flooring, every detail exudes elegance. Step into a spacious open-plan layout flooded with natural light, complemented by a sun-drenched north/easterly aspect. The gourmet kitchen, featuring stone benchtops and premium 900mm SMEG appliances, is a culinary haven. Indulge in the comfort of ducted air conditioning and revel in the luxury of three double-sized bedrooms, including a master retreat with an ensuite. Positioned amongst some of Kiama's most architecturally stunning buildings this apartment affords a 200m stroll to the harbour precinct, Kiama lighthouse, natural swimming rock pools and Black Beach. Sell the car and walk to weekly farmers markets, cafes, bakeries, church, coastal walking tracks, Surf Beach and restaurants. With lift access and secure double parking complete with a lockable storage cage, convenience is paramount. Elevated 9ft ceilings and oak timber flooring add to the allure, making this property a coveted gem. Situated in the heart of Kiama, mere steps from the surf beach, train station, and vibrant eateries, this residence epitomizes coastal living. Whether you're downsizing, retiring, or seeking a holiday retreat, this address offers unparalleled convenience. Embrace the coastal lifestyle where every amenity is within reach. For further details or to schedule a private viewing, contact Michele Lay on 0409 461 756 or Sam Scobie on 0451 523 680.