

# 28 Ward Road, Queenscliff, Vic 3225



## House For Sale

Friday, 3 November 2023

28 Ward Road, Queenscliff, Vic 3225

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 614 m2**

**Type: House**



Nelson Ferrier  
0488584100



Jack Walters  
0499216194

**\$945,000**

This superbly positioned beach house offers an unparalleled lifestyle opportunity with the placid waters of Swan Bay at one end of the road, and the sparkling waters of Port Phillip Bay at the other. Situated on 614m<sup>2</sup> (approx.) there is no shortage of space, as well as the ability to extend, restore the current dwelling, or build your dream home (S.T.C.A). The property boasts ample parking options with plenty of off-street spaces available. Behind a secure fence you will discover a generous site with enough room to accommodate boats, caravans, or cars. Additionally, a storage shed at the rear is the perfect place to lock-up any extra equipment. Featuring three bedrooms, a central bathroom, separate WC, and a practical laundry, this home has been designed with comfort and functionality in mind. The light-filled open plan living, kitchen, and dining space creates a warm and inviting atmosphere as you enter the home. Spend your days watching the Q-Train chuff past Swan Bay, swimming in the pristine waters of Springs Beach, or wandering the shops and cafés in Hesse Street, then return home to soak up the remaining sunshine on the north-facing porch with friends and family. Enjoy easy access to both Point Lonsdale and Queenscliff Shopping Villages, ensuring a perfect balance of relaxation and convenience. Whether you are looking for a permanent seaside residence, a humble weekend escape, or a smart investment opportunity, this low maintenance beach house has it all.