

31 Great Ocean Road, Port Campbell, Vic 3269



Sold House

Saturday, 28 October 2023

31 Great Ocean Road, Port Campbell, Vic 3269

Bedrooms: 3

Bathrooms: 1

Parkings: 5

Area: 898 m2

Type: House



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Contact agent

This absolutely superb two story home has been completely rebuilt from the ground up, no expense spared. The ground floor offers entrance hall, three bedrooms all with built in robes and ceiling fans, a central bathroom with a bath and a separate shower, separate WC and storage under the staircase, Laundry area, a magnificent timber staircase leads to the first floor where the entertaining begins this open plan area incorporates the kitchen living and dining area with timber decks to the east and west offering beautiful Newfield valley views and Ocean glimpse a great place for all the family to enjoy. The home boasts Granite Bench tops in the kitchen, electric cooking, double glazed windows throughout, Wood heating and reverse cycle air-conditioning, fully insulated offering a 6.2 energy rating. The home has been re wired re plumb and a new roof all on a huge 898m² parcel of prime residential land in the heart of Port Campbell that may offer subdivisional potential. The current building permit allows for an extension for a master suite. Port Campbell is a very unique coastal village offering one of the safest swimming beaches along the coast with a fully patrolled beach during the summer months offering a fabulous Nippers program, not to mention the new cycling and walking path through to Timboon. Port Campbell is a majestic little Village on the Great Ocean Road nestled between the Port Campbell national Park, with easy access to the world famous 12 Apostles to the east which tower some 45 meters above the Southern Ocean, including Gibson Steps Loch Ard Gorge Mutton Bird Island and then west on the Great Ocean Road The Grotto and London Bridge. Port Campbell it's self is a fabulous community offering many Restaurants a Hotel, Brewery both a Beer & Gin breweries. Port Campbell is located 238kms west of Melbourne 154kms west of Geelong and 62kms from Warrnambool not mention a short drive to the inland town of Timboon. Inspection by appointment David Falk or Pia Falk