

31a Beach Road, Batemans Bay, NSW 2536



Sold House

Wednesday, 11 October 2023

31a Beach Road, Batemans Bay, NSW 2536

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 342 m2

Type: House



Kate Quinlivan
0413934745



Peggy McAlister
0401481192

Contact agent

I'm going to make a prediction.... with developers quickly realising the value of a waterfront position in Batemans Bay, duplex's of this size and quality on the waterfront will be very hard to find in the future. In years to come, quaint houses on the waterfront with high density zoning will be purchased and apartment style buildings will become the norm on Beach Road. Here at 31a Beach Road you have an outstanding opportunity to secure a prestigious waterfront position with your own yard and only one adjoined neighbour on the east side. Not only is this stunning duplex free of the kind of body corporate you would expect in a big complex, it is more spacious than most 4 bedroom houses. The generous floor plan boasts 322sqm of opulent design and this title includes 342sqm of land. The property is new and has never been lived in. It was designed to be purchased by a client who craves luxury and understands the value of a premium location. Built for its waterfront position on the Marina, the views can be enjoyed from all living spaces without having to sit on one of the three decks. Facing North is arguably the best waterfront position, and this duplex enjoys its aspect with decks and living over the water to North on every level. Soak up the sun whilst watching it glisten off the waves, even in Winter this sunny position will have you enjoying your coastal location. A spacious double garage with a high roof line and drive through roller door to the level back yard allows for additional parking and excellent storage. One of the best features of this property is that its new owner will get to enjoy the coveted feeling of owning a 'penthouse suite'. The master bedroom encompasses the entire upper level of 58sqm making it an ideal parents retreat. It features its own 28sqm private balcony with stunning views out to sea and down the Clyde River. Enjoy sunrises and sunsets from your bed and truly enjoy the feeling of luxury that this property offers. Contact us today to book your private inspection as this is one that must be seen to truly be appreciated. There are far too many features to list here but a full fact sheet is available upon request and an inspection would be our pleasure.