

35 Pybus Road, Apollo Bay, Tas 7150



House For Sale

Saturday, 2 March 2024

35 Pybus Road, Apollo Bay, Tas 7150

Bedrooms: 2

Bathrooms: 1

Parkings: 4

Area: 2 m2

Type: House



Lauren Wood
0409680822

Contact Agent

Welcome to your waterfront paradise! This 2.01ha (4.9acres) is a rare gem bordering on a shoreline reserve, offering an unparalleled connection to nature and the tranquillity of the waterfront. Boasting complete privacy, the residence is set back from the entrance on stunning Bruny Island, ensuring a peaceful retreat from the hustle and bustle of everyday life. Situated off a quiet no-through road, less than 10 minutes from Bruny Island's excellent ferry service, the property features approximately 280m of shared driveway access leading to the serene location. At the heart of this idyllic setting stands a comfortable, tastefully appointed two-storey, two-bedroom off-the-grid cottage. Currently operating as successful visitor accommodation, this home is being offered for sale as a 'walk-in, walk-out' opportunity, allowing the next fortunate owner to seamlessly continue the visitor accommodation business and enjoy a viable income. The inviting open plan living, dining, and kitchen area with a raked ceiling is flooded with natural light and offers breathtaking views from every direction. Enjoy the stunning panorama from almost every window, with uninterrupted views over Snake Island and across to the far shores of the D'Entrecasteaux Channel. A wood heater adds to the cozy ambience, and the home is fully sustainable, equipped with a new solar battery storage system and a recently installed new generator backup system. Experience the enchanting waterfront setting from both levels of the home, including the large entertaining deck accessed via glass sliders. Whether you're admiring the southern Aurora from the mezzanine bedroom balcony or relaxing on the deck watching sea eagles, this property offers a remarkable place to call home or enjoy a holiday. Wildlife enthusiasts will delight in the variety of creatures that frequent the grounds, from silver eyes and currawongs to resident echidnas, wallabies, spotted quolls, and the occasional numbat. The foreshore reserve is the only thing separating the property from the beach, making it effortlessly easy to cast a line, jump on a windsurfer, or swim in the pristine water. Bruny Island itself offers endless outdoor lifestyle opportunities and adventures, along with famous boutique produce to be enjoyed. Coastal reserve properties on Bruny Island are increasingly hard to secure, making this an exceptional opportunity to own a slice of paradise. Surrounded by nature's best, including attractive open forest and cleared grassed areas, this lifestyle property is complemented by plenty of rainwater storage with three tanks. Leave behind the busy, stressful life and immerse yourself in a more natural environment, where clean, fresh air meets crystal waters and the wonders of the natural world. Don't miss the chance to make this waterfront wonderland your own and/or to reap the rewards of an additional income stream where you could block for personal use and have the best of both worlds! Contact Laureen Wood, also an island resident for more information. Disclaimer: All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.