

**38a Tamara Crescent, Inverloch, Vic 3996**

**Stockdale & Leggo**

**House For Sale**

Thursday, 14 March 2024

38a Tamara Crescent, Inverloch, Vic 3996

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 612 m2**

**Type: House**



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## **\$1,075,000 REDUCED**

Welcome to coastal living at its finest in Inverloch, where modern elegance meets family comfort in this exquisite residence. Set against the backdrop of rolling waves and salty breezes, this home offers the perfect blend of style, functionality, and convenience for the discerning family. Step inside and be greeted by the spacious and light-filled interiors, beautifully proportioned rooms accentuated by soaring ceilings and a fresh white palette. The kitchen is the heart of the home, boasting a stunning waterfall bench, high quality appliances, sleek cabinetry and soft closing drawers. Two expansive living areas offer versatility and flexibility, catering to both relaxation and entertaining needs. Prepare to be enchanted by the outdoor sanctuary that awaits you. An undercover entertaining area, complete with blinds, invites alfresco dining and gatherings with loved ones, while the in-ground, fully automated heated pool promises year round enjoyment, fostering cherished memories that will last a lifetime. With solar power in place, sustainability meets convenience, ensuring your footprint on the environment is minimal while your energy bills remain low. The property features four bedrooms and two bathrooms, offering ample space for every member of the family to enjoy privacy and comfort. The main bedroom with its own external link into the rear garden, boasts fabulous proportions, built in robes and en-suite bathroom with toilet. All bedrooms feature built in robes, plush carpets and quality window furnishings. A central family bathroom with separate toilet and laundry facilities with eternal access, serve the home. Additional amenities and features include double glazing, mains gas, ducted gas heating, a reverse cycle unit for year-long comfort and complemented by a stylish, elegant and relaxed presentation with a neutral palette throughout. Onsite parking is more than adequately provided for with a single carport and an extra-large paved parking bay at the side with through access to the backyard. The property is a complete package and would be highly sought after by those looking to reside permanently or those seeking a spacious holiday home with terrific short-term or permanent letting options, currently generating in excess of \$35k per year. House: 172sqm Land: 612sqm