

497 Sapphire Coast Drive, Tura Beach, NSW 2548



House For Sale

Friday, 1 September 2023

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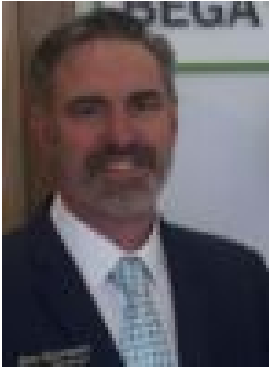
Bedrooms: 3

Bathrooms: 2

Parkings: 8

Area: 7220 m2

Type: House



Robert Schadel

\$999,000

An opportunity has been presented for an astute buyer to purchase a small seaside acreage in Bournda, just north of Merimbula. Often we hear the word "oasis" and I believe the current owners have definitely created one. It's offered for the first time and is nestled amongst a gorgeous backdrop of native gums, located within walking distance of Dolphin Cove, the nearest beach. A 3 bedroom, 2 bathroom low maintenance home with undercover parking for 6 cars set on 1.85 acres. For some years the home has been utilised as an Airbnb during the high season. The reviews and 'Indigo's guestbook' are testament to the lifestyle on offer and loved by all who've stayed here. The home is solar passive, north facing with an open-plan design. Industrial stainless steel and timber designed kitchen with a preparation bench that doubles as a meeting place for entertaining. All the mod-cons for the chef in the family and lots of storage space. Fronting the impressive living and dining area are floor to ceiling windows and doors that allow the winter sun to stream in. Tiled floors in the living area store the heat and there's also a homely wood fire. The design allows for lots of cross ventilation and protection from the heat in summer. Indigo is a fine example of solar passive. Bedrooms are located in an east and west configuration within the house. The master bedroom in the western wing features a hallway-based study nook and the master of course has an ensuite as well as a private entrance to a small traditional sauna. The eastern wing has two bedrooms with a spacious sun-bathed hallway and the main bathroom. One of these bedrooms is currently used as a craft room. Living room sliding doors onto the outside entertainment area will provide you with hours of relaxation, enjoying the birds and wildlife as you sip a glass of wine, a cuppa or get absorbed in a good book. Lots of native animals call Indigo their home. The garden features not just native plants but feijoa, olives, and lemons and the 9 X 3.75m covered veggie patch is incredibly bountiful and has an adjacent worm farm as well as a compost. There are also several fish-ponds and the catalogue of bird species is extensive, including many species of parrots, doves, cockatoos and long term family of magpies just to name a few. Lots of these birds will eat from your hand and can often be viewed close up enjoying a bath and the many bird feeders. A large shed/workshop measures 10 X 4m, and there are three carports giving 6 car coverage in total. Adjacent to the workshop is a storage room (4.3m X 3m) and the third and smallest carport measuring 5.2 X 3m. On top of this shed are the 8 solar panels (3.32kW) allowing energy bills to be attractively reasonable. Carport 1 is 6 X 6m Carport 2 is 5 X 5m The woodshed is 3.1 X 2.2m Recently installed is a brand new family sized bio-septic system worth approx \$18,000 meaning that all the water used in the house is recycled and distributed around the garden. The 7022sqm block is fully fenced and the location is exceptional. Whilst we don't offer an ocean view, it's so close you can smell the sea on a breeze, and you can lay back in bed and listen to that soft murmur lulling you to sleep. A minutes' drive away is the Tura Beach Shopping Precinct, and a service station 200m up the road for late-night snacks. Merimbula is only 5 minutes away with its cinema, clubs and restaurants. How good is that? If your dream is a private coastal Oasis, and you love trees, birdlife and nature, we think your colour may well be "Indigo."