

**53/1 Fleet Street, Salamander Bay, NSW 2317**



**Unit For Sale**

Monday, 15 April 2024

53/1 Fleet Street, Salamander Bay, NSW 2317

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Tom Woods  
0249344111

**\$525,000 - \$575,000**

For exclusive access to River Realty VIP properties please join <http://bit.ly/RiverVIPs> today, or SMS 'RiverVIPs' to 0428 166 755. The Agent Loves "For those seeking a sea change, this property is a super affordable option to live a coastal and community-oriented lifestyle right near the waters' edge." The Location Salamander Bay is the epitome of coastal living, offering the chance to unwind by the beach or engage in outdoor activities. Local amenities cater to all needs, from delightful boutiques to eateries serving fresh, local seafood. Salamander Bay is not just about the stunning views; it offers a quality of life that balances leisure and convenience, making it ideal for those looking to enjoy the best of coastal living without sacrificing the comforts of home. Salamander Bay Square - 8 min (5.2km) Corlette - 9 min (5.3km) Nelson Bay - 12 min (8.1km) Newcastle Airport - 28 min (30.2km) The Snapshot Discover low-maintenance, resort-style living at 53/1 Fleet Street. This modern 3-bedroom villa is perfectly tailored for over 50s lifestyle buyers seeking a blend of comfort and ease. Simply move in and start enjoying the coastal life you've always dreamed of. This is your gateway to a vibrant, carefree lifestyle by the sea. The Home Welcome to your dream coastal retreat at Sandy Shores, an exclusive over-50s lifestyle village designed for those who seek comfort, community, and the convenience of low-maintenance living. This contemporary three-bedroom home blends durability with style and is a gentle 100-metre stroll from the serene Sunrise Beach. Inside, an expansive open-plan living area is illuminated by natural light streaming through plantation shutters, enhancing the hybrid flooring that stretches across the kitchen, dining, and lounge areas. Here, life flows seamlessly, with a ceiling fan, split system air conditioner, and ample room to relax, dine, and entertain. The modern white kitchen features stone benchtops, custom cabinetry, stainless steel appliances, and breakfast bar seating. Whether you're preparing a feast for guests or enjoying a quiet morning coffee, the kitchen's thoughtful design and high-quality finishes make every moment a pleasure. Outside, the rear undercover alfresco deck features pull-down blinds and timber flooring, creating the perfect setting for year-round outdoor enjoyment. Comfort meets style in the three well-appointed bedrooms, each featuring a ceiling fan and built-in wardrobe, while the master bedroom offers a split system air conditioner. The main bathroom, with its large walk-in shower and vanity with storage, alongside a separate powder room, ensures both privacy and practicality. Additional features include an internal laundry with external access and an undercover carport directly joined to the home, further enhancing the ease of living here. But it's not just the home itself that offers an unparalleled lifestyle; Sandy Shores boasts a community clubhouse with amenities, a swimming pool, and a pet-friendly atmosphere, fostering a vibrant village vibe. Located mere minutes from public boat ramps, the historic charm of Salamander Village, and the convenience of Salamander Bay Square shopping centre, this home offers a unique blend of quiet coastal living and community connection. Your new life of leisure and coastal bliss awaits at 53/1 Fleet Street. Here, every day is a holiday, and the beach is your backyard. Welcome home. SMS 531Fle to 0428 166 755 for a link to the online property brochure.