

598 The Ridge Road, Malua Bay, NSW 2536



Sold House

Friday, 3 November 2023

598 The Ridge Road, Malua Bay, NSW 2536

Bedrooms: 5

Bathrooms: 3

Parkings: 3

Area: 2 m2

Type: House



Steven Mason
0414937352



Kylie Lee
0492278042

\$1,100,000

Set on 2.02 hectares of land, this property in the stunning location of Malua Bay is a rarely found asset. The double storey brick home provides both upper and lower level self-contained living options accompanied by internal access to the single garage downstairs plus a large double garage or storage shed added just recently. The upstairs living area, kitchen, dining and family room have been smartly renovated to create spacious open plan living, fitted with Blackbutt timber floors throughout, with the original kitchen relocated downstairs. All bedrooms include mirrored built-in wardrobes with the addition of a walk-through robe and ensuite in the master bedroom upstairs. Both outdoor living options to the rear overlook the surrounding vista and ocean glimpses from the front of the property. Majority of the boundary is fully fenced and gated, with the cleared paddock currently home to two donkeys. Two gated driveways from the top of the property allow access to both garages. Detailed list of features below:

- Three bedrooms upstairs with two bathrooms
- Two bedrooms downstairs with one bathroom and the laundry
- The main kitchen is fitted with stone benchtops and Bosch appliances including ceramic cooktop, wall oven, rangehood, built in microwave and a dishwasher
- A/C fitted in upstairs main living area
- Outdoor pergola with firepit adjoining the double garage
- DA approved for upstairs rear balcony extension 6m x 6m
- DA approved for an additional 12m x 10m shed with ensuite, earth moving already completed
- 100,000 litre in-ground water tank with new pump
- New septic system installed in 2020
- Mains power
- Electric fencing surrounding house with snake protection included

• 2.02 hectares of land (4.99 acres)
• Council rates are \$1,535.20 per annum
• Only a five minute drive to Malua Bay beach, shops, restaurants and facilities

Ray White Group Auction and Information Event. Auction the 25th of November 2023 from 5pm (if not sold prior) At The Ray White Batemans Bay Auction House in rooms 2a-4a Orient Street, Batemans Bay.