

7/1 Coles Court, Beaumaris, Vic 3193

buxton

Unit For Sale

Tuesday, 5 December 2023

7/1 Coles Court, Beaumaris, Vic 3193

Bedrooms: 2

Bathrooms: 1

Type: Unit



Christian Hegarty
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Adam Saunders
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\$640,000

Tucked away in a quiet cul de sac on the beach side of Balcombe Road, this stylishly upgraded two-bedroom villa provides the perfect blend of quiet tranquillity and easy convenience. Positioned at the rear of its manicured boutique group, beautifully spacious, light filled proportions enjoy idyllic peace and privacy in an effortless lock up and leave format just a stone's throw from Seaview shops and cafes and buses that'll drop you at Southland, Mentone Station and the beach within minutes. Gazing out to a glorious Magnolia tree, living and dining areas are served by an immaculate modern kitchen that offers abundant storage before a recently renovated bathroom with laundry facilities serves two bedrooms, the larger main with excellent BIRs. Outside, a paved courtyard provides ample space for relaxing or entertaining in the secluded north westerly sunshine. Sure to appeal to a range of buyers from first home seekers to downsizers or astute investors, this turnkey lifestyle home includes split heating/cooling, new carpet, ample storage and garden shed. Minutes to the beach and Bay Trails, Banksia Reserve, Royal Melbourne and sandbelt golf courses, Southland retail and entertainment delights, Mentone private schools. In zone for both Beaumaris and Mentone Girls Secondary Colleges and Beaumaris Primary. An exciting Beaumaris beginning indeed! For further information, please contact Christian Hegarty or Adam Saunders at Buxton Sandringham.