

7 Yachtsman Avenue, Caves Beach, NSW 2281



Sold House

Friday, 27 October 2023

7 Yachtsman Avenue, Caves Beach, NSW 2281

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 562 m2

Type: House



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\$1,300,000

Whether you're starting out, slowing down or looking for a weekender, they don't come much better than this ...Boasting a perfect position and price point, this home has all the must-have ingredients, without the usual hefty price tag, or hard to maintain big or sloping block.The ideal downsize for young at heart retirees, keen to upsize their lifestyle, but downsize their workload.This is also an unbelievable upsize for busy professionals and families, who value beach life but have way better things to be doing than looking after a big lawn and garden. There's plenty of living room options and lots of space to spread out inside, both front and back, with an easy flow to a terrific indoor/outdoor living area as well.The neighbours all have pools and some of their yards are smaller than this one, so if no lawn and a pool is your preference go for it!North facing you're going to enjoy sunny winter days and breezy summer afternoons from all your rear indoor and outdoor living.Originally a 4 bedroom design, the layout lets you create a fourth bedroom and ditch the formal option.If you don't need 4 bedrooms, or formal dining, enjoy an extra sitting area, or open office.If you're after a bit more luxury, you can easily extend your already good size walk in robe and ensuite and indulge yourselves that little bit more!Promising an easy flowing layout, living flows from front to back and beyond to a wonderful paradise style sunny back living area and beyond to the backyard and pretty side yard.The spacious master suite is stand alone from the other bedrooms, with 2 similar size bedrooms separated by a light filled spacious main bathroom, all located off a dedicated wing off the rear living.The main open plan living features out the back with a lovely Northerly aspect off a good size open kitchen that looks out to the indoor/outdoor living.The laundry next door creates a fabulous butler's pantry option and wonderfully easy access for bringing in the groceries on hot or rainy days straight in from the garage.Beautifully maintained, this has been a very happy home, but age has finally caught up with the owners, who have held off leaving for as long as they can.Only moving around the corner to beautiful aged care accommodation in Caves Beach.Our lovely owners haven't left town, they love it too much, but they are at long last now ready to give someone new the opportunity to live a beachside lifestyle, in their much loved home, in this unbeatable community, where the neighbours are brilliant and everything is just a flat stroll away ...Appreciate an easy care brick & tile, well maintained homeDelight in spacious open plan living at the front of the home Light filled, you can take out any wall you like to make it even more openThe spacious master suite is stand alone, boasting an ensuite & walk in robe Enjoying its own split system air conditioning, ceiling fan & TV port too An open formal dining area or office was originally designed to be bedroom 4Out the back of the home discover the primary open plan living off the kitchenWith plenty of room for lounge & dining, off a well laid out big kitchenCeiling fan, split system air conditioning, downlights & skylights all feature Both look out to & flow to the terrific indoor/outdoor living & back+side yards The kitchen boasts a double sink, raised wall oven & separate grill With great potential to turn the laundry into a grat butler's pantry A separate wings contains 2 good & similar size bedrooms with built insA large bathroom with separate shower from the bath splits the bedroomsInternally accessed auto door double garage & side gate access Perfect for 2 cars, a caravan, boat or trailer, the wide frontage is ideal Comfortable & presentable as is, but with rip roaring potential to renovate Buy now & secure your future retirement home & rent it/weekend until thenAbout as close to the beach and cafe scene as you can get, without being on the main drag or paying an absolute fortune, enjoy the champagne lifestyle you want and deserve on a beer budget you can afford!