

91 Bayview Road, Merricks Beach, Vic 3926

THE COAST

House For Sale

Monday, 14 August 2023

91 Bayview Road, Merricks Beach, Vic 3926

Bedrooms: 4

Bathrooms: 3

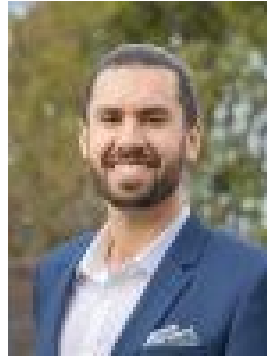
Parkings: 3

Area: 3465 m2

Type: House



Jackie Wright
0359831980



Andrew Wright
0481310010

\$3,500,000 - \$3,650,000

Act fast and secure for Christmas the allure of beachfront living on this grand 3465m² estate, nestled along the pristine shores of Merricks Beach and the stunning Western Port coastline. In a region where beachfront residential properties of such grand proportions are a true rarity, this exceptional land holding, recently elevated by fresh decor and a neutral palette that harmonises with the tranquil coastal surroundings, beckons you to forge an intimate connection with this remarkable part of the world. Beyond the remote gates is a paradise of natural beauty with flourishing plants lining the drive and the captivating walled garden. Here, red brick paving sets the stage for an inviting wisteria-covered colonnade, surrounding a central fountain. Immerse yourself in the splendour of roses or set out your favourite variety of plants, herbs and vegetables to make every season come to life. As you step into the residence, columns and a spacious verandah creates a warm welcome. The interior has been thoughtfully designed to harmonise with its coastal surroundings. The expansive living and dining area flows effortlessly onto the beachside terrace, simply merging indoor and outdoor living. The generous lounge boasts a striking architectural ceiling, complemented by custom cabinetry. The heart of the home is equally captivating. The kitchen, family room, and meals area with wood fire opens to the beachside and the breakfast terrace located around the pool and spa. The main bedroom suite is a haven of relaxation, fitted with a spacious ensuite, double vanity, and ample robes. Three additional bedrooms echo the property's coastal charm, each freshly adorned with washed oak floors that flow throughout the expansive home. The property's allure extends outdoors, where a solar-heated pool invites you to unwind. Find serenity on the private beachside terrace, embraced by lush lawns that extend to the foreshore access. Meander along beachfront and coastal trails leading to Merricks Yacht Club to the west and Balnarring Point to the east. Descend through the coastal banksias to a pristine beach of white sands and inviting rock pools, occasionally graced by playful waves and the company of resident dolphins. This extraordinary property also holds exciting potential. Subject to council approval, a two-lot subdivision could unlock new horizons. Imagine embracing a life where the gentle symphony of rolling waves accompanies your mornings, and days are filled with exploration along the coastal trails and through the rock pools, or invigorating swims or paddles with the dolphins. Don't let this rare opportunity slip away. Make this coastal retreat your own, a place where the splendour of the sea and the serenity of the land unite in perfect harmony. Features Include: * Idyllic beachfront location with potential bayviews from a second level * Split system air-conditioning, ceiling fans, and a cozy wood fire * Three living zones with hardwood floors and custom cabinetry * Poolside and beachside terraces, lush lawns extend to the beach access. * Triple carport, garden shed, storage, and water tanks * Land of 3465m² (approx. 34.45 x 100.58 metres.) General Residential Zone