

**126 Bayview Road, Merricks Beach, VIC, 3926**

**HOMES & ACREAGE**

**House For Sale**

Saturday, 14 September 2024

126 Bayview Road, Merricks Beach, VIC, 3926

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



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## Your Canvas For Coastal Living

Live life by the beach and revel in the serenity of this tightly-held enclave, where bushland tranquillity meets the coast in an unparalleled lifestyle opportunity. Just five minutes drive to Balnarring Village, or a short stroll to Merricks beach via a right-of-way, this light-filled three-bedroom residence on 1187 sqm (approx) offers a canvas for your vision, with the potential to renovate or rebuild.

The classic open-plan design connects the indoor and outdoor spaces, benefitting from with a north-facing rear aspect, inviting natural light throughout the day. Each spacious bedroom is thoughtfully positioned off the generous, open-plan living space. The well-appointed dine-in kitchen boasts ample storage and generous bench space. The living area features split system heating and cooling, ensuring year-round comfort while opening to the rear veranda and backyard, providing the perfect setting for alfresco enjoyment. All this is complemented by a traditional bathroom and combined laundry.

Love the location, relish the opportunity, and immerse yourself in the vibrant community life, close to schools, bus services, shops, cafes, and metres from the beach. With its ideal location, well-presented interiors, and potential for transformation, this residence is perfect for those seeking a seachange or a blank canvas for a dream home, where every day feels like a beach getaway.

Homes and Acreage is proud to be offering this property for sale – To arrange an inspection or for further information, please contact Candice Blanch on 0447 188 469.

### Features:

- 📍 Endless potential for relaxed seaside living
- 📍 Quiet enclave in a revered coastal pocket
- 📍 Classic single-level design
- 📍 Three generous bedrooms
- 📍 Bathroom with combined laundry
- 📍 Off-street parking
- 📍 Split system heating/cooling
- 📍 Well-appointed kitchen
- 📍 Mains water and sewerage
- 📍 Low-maintenance native gardens
- 📍 Walk to the beach in minutes
- 📍 Short drive to Balnarring Village, schools and cafes
- 📍 Great access to Peninsula wineries and restaurants