

**1 Western Beach Estate Road, Port Augusta West,
SA 5700**



Townhouse For Sale

Sunday, 23 June 2024

1 Western Beach Estate Road, Port Augusta West, SA 5700

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Townhouse



Charmaine Budd
0428656181

\$389,000

Embrace the epitome of waterfront living at 1 Western Beach Estate, Port Augusta West. This remarkable two-story residence offers breath-taking panoramic views of the azure Gulf waters and the majestic Flinders Ranges, providing an idyllic backdrop for a life of tranquillity and luxury. Upon arrival, you'll be greeted by the convenience and security of private parking, ensuring your vehicles are always safely housed. Step inside, where modern elegance seamlessly blends with coastal charm. The interior boasts a contemporary design palette, characterized by neutral tones that accentuate the abundant natural light and serene ambiance. The ground floor presents a spacious living area, perfect for entertaining guests or simply unwinding while gazing out at the ever-changing waterscape. The heart of the home, the kitchen, is a culinary haven equipped with premium appliances and ample storage, inviting you to indulge your inner chef. Ascend the staircase to discover the upper level, where comfort and style await. The master bedroom is a sanctuary of relaxation, featuring an ensuite bathroom for added convenience and a walk-in robe providing ample storage space. Additionally, an open study offers a versatile area for work or leisure. Located in Western Beach Estate, this property offers not just a home, but a lifestyle of unparalleled luxury and natural beauty. Don't miss your chance to make this waterfront retreat your own and experience the ultimate in coastal living. Contact Charmaine today on 0428 656 181 to arrange a private viewing and start your journey towards a life of serenity and splendor at 1 Western Beach Estate, Port Augusta West. Land: 305m2 (approx) Year Built: 2005 Equivalent main area: 159m2 Council Rates: TBC Zoning: Suburban Activity Centre Easements: No Water available: Yes Sewer available: Yes Additionally, when looking at properties it's important to have confidence in how much you can borrow. Ray White has partnered with Loan Market who can make this simple and stress free for you. As our customer, you'll receive a complimentary, obligation free chat with our local broker to discuss your options and tailor a lending solution to suit your needs. If you would like to speed up the process, click on the link below to get started today. <https://broker.loanmarket.com.au/natasha-davis/contact/> Disclaimer: We have obtained all information in this document from sources we believe to be reliable; However we cannot guarantee its accuracy and no warranty or representative is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for error or omissions. Prospective purchasers are advised to carry out their own investigations. All inclusions and exclusions must be confirmed in the Contract of Sale. If a land size is quoted it is an approximation only. You must make your own enquiries as to this figure's accuracy. We do not guarantee the accuracy of these measurements. All development enquiries and site requirements should be directed to the local govt. authority.