

**123A Ocean Parade, Blue Bay, NSW, 2261**

**Townhouse For Sale**

Friday, 1 November 2024

123A Ocean Parade, Blue Bay, NSW, 2261

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Townhouse**



Adele Andrews

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## A Beachside Retreat of Unrivaled Elegance

A bold and contemporary masterpiece, this 3-bedroom Torrens Title townhouse offers designer living across two spacious levels. Stylishly appointed with luxe finishes throughout, this residence is a sophisticated beachside haven just waiting to be enjoyed. Abundant use of glass showcases ocean views, while seamless indoor-outdoor flow from multiple living areas invites effortless entertaining and a lifestyle of refined coastal living, perfectly placed just moments from Blue Bay Beach, Long Jetty & boutique shops, and vibrant dining.

- Contemporary Torrens Title townhouse - no strata fees
- High ceilings, double height void entry, natural light throughout
- Stunning glass staircase, exposed brick walls, quality finishes
- Three well-appointed bedrooms with built-in robes + luxurious bathroom
- Master retreat with walk-in robe, sassy ensuite with bath, dual vanities
- Private balcony off the master bedroom, perfect for your morning coffee
- Open-plan living with a cosy fireplace, ideal for cosy winter evenings
- Modern kitchen with a vast waterfall stone island, sleek cabinetry
- Quality appliances: gas cooktop, oven, dishwasher, & microwave
- Ducted air conditioning upstairs + convenient guest powder room
- Secure garaging for one car with automatic door & laundry facilities
- Upstairs entertaining patio with pergola off the open-plan living area
- Downstairs rumpus room opening to a covered entertaining patio
- Complemented by stunning landscaped gardens & a fenced yard
- Designer beachside location moments from the beach, shops, dining
- Council Rates: \$2,951.50 per annum
- Land size: 302sqm
- Expressions of Interest close 21/11/2024 unless a sale is negotiated earlier

Disclaimer: Every precaution has been taken to establish the accuracy of the above information, which we have gathered from sources we believe to be reliable; however, we cannot guarantee its accuracy and it does not constitute any representation by the vendor or agent.