



SOLD

DELIGHTFUL MIRA MAR UNIT WITH VIEWS!

This 1980 built, brick veneer unit is situated perfectly to take advantage of lovely sea views through the gaps of the back neighbours' property.

Situated at the back of a small, two lot survey strata it enjoys immense privacy as it faces back-to-back with the front unit on Collingwood Road. This in turn means hardly any traffic noise plus there are no neighbours on the verandah side of the home as the private stretch of bitumen going past is part of a neighbours' property, leading to their garages.

The unit is surprisingly sheltered from strong winds and catches beautiful morning sun over the partly glass-enclosed verandah off the lounge, making this an ideal place to linger over morning coffee, enjoy a BBQ with friends or to relax and watch the world go by.

The two units share a wall between their garages which allows for extra space. The garage is extra deep and a little wider than most which provide handy additional storage space. The undercover entrance to the home can be accessed through the side verandah, while there is an additional parking space in front of the back door for guests or family.

The home is a typical 1980's unit layout. At the entrance, you have your laundry area with a separate toilet. To the left is a long corridor with a full bathroom, 2 double sized bedrooms and a queen size bedroom with built-in cupboards as the main bedroom.

A door to the right of the laundry allows access to the old-style kitchen and small dining area but the delightful views between the neighbour's home and shed more than makes up for the lack of grandeur space. You even have views from the washing up and prep area!

The dining room leads through to a big lounge area which in turn opens out to the side verandah. The large window in the lounge permits lovely views over the well-established garden.

Unit 2 is in very good condition but could do with a lick of paint in places and perhaps new carpets in the lounge and main bedroom. Other than that, it's ready for the new buyer.

This home will be snatched up in no time as it is a perfect investment property as well as an ideal property for someone desiring a smaller home. Finding such a private, 3-bedroom unit close to town, with views and gorgeous garden space is very rare.

3 BED | 1 BATH | 1 CAR

PRICE:
\$365,000

OPEN FOR INSPECTION:
N/A



Jess Adams
0410631335
jessadams@atrealty.com.au
www.atrealty.com.au