



# FOR SALE

## HILLTOP SOUTH CITY BEACH | BIG 1960'S BEACHHOUSE | SWEEPING BOLD PARK BUSHLAND VIEWS

Shore | Countdown  
FR\$1.8M | Absolutely all offers by 5pm Wednesday November 22  
(seller reserves the right to sell prior)  
**WILL BE SOLD**

The mid-century splendour will tug at your heart strings in this classic beachside South City original!

Original constructed in the 1960s, the solid Nyata timber front door on entrance evokes true nostalgia of this cool coastal precinct's enduring original beach vibe.

Cool archways, period mid century modern light fittings, white architectural Besser bricks, and gorgeous, in tact period bathrooms and kitchen complete the picture.

What's more, the floorplan works so well for contemporary living! 3 generous kids bedrooms share a family bathroom at one end of the home and are separated from the parents wing at the other end of the home by the two central living areas between.

The central living space consists of light flooded dining and lounge area with a cool 1960s bar! Floor to ceiling windows frame the outdoor greenery on both sides of this space and an awesome black Toodjay stone feature fireplace commands your attention at the far end of the room. Under the carpets there are Jarrah timber floorboards and the ceilings are so incredibly high – the story goes that during construction, the brickies forgot to stop and had laid seven extra courses of bricks before they noticed!

The kitchen is at the far end of the central living, adjacent to the dining room and has a cool 1960s vibe with white cabinetry and tiles, linoleum flooring and timber laminate feature cupboard doors. It overlooks the rear gardens and the daily evening sunsets to the west over the coastal dune systems which make up this glorious south city beach precinct - such a wonderful aspect to enjoy over your evening meal prep. The laundry is off the back of the kitchen, and doubles as a

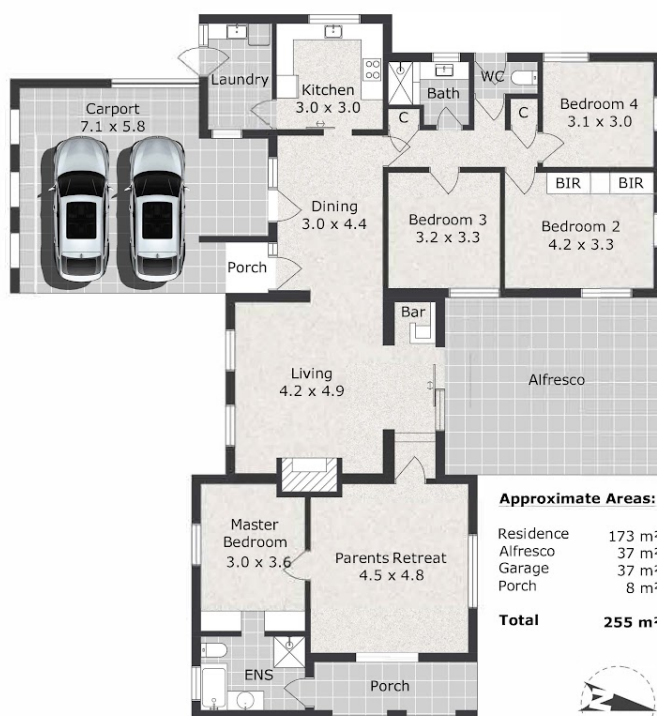
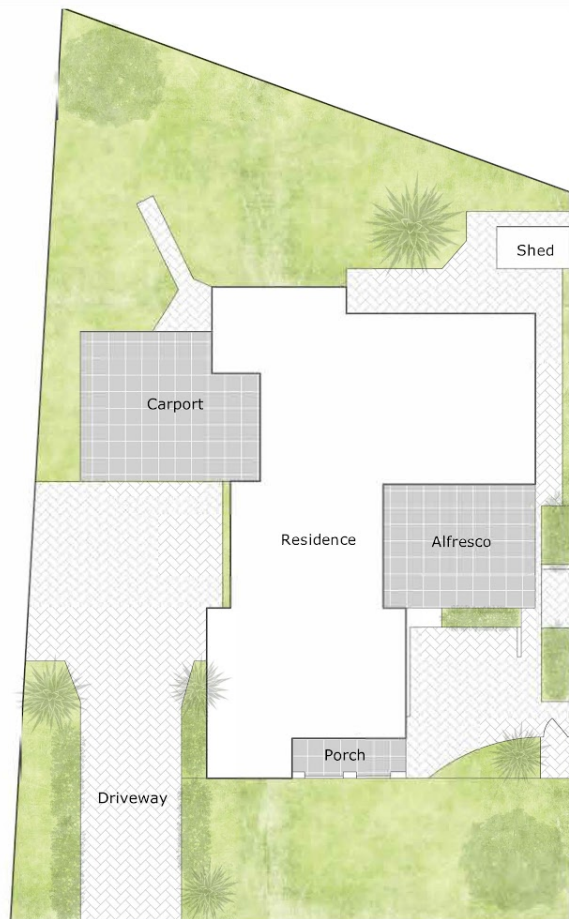
**4 BED | 2 BATH | 2 CAR**

PRICE:  
Under | Offer

OPEN FOR INSPECTION:  
N/A



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Shore Property



#### Approximate Areas:

Residence	173 m <sup>2</sup>
Alfresco	37 m <sup>2</sup>
Garage	37 m <sup>2</sup>
Porch	8 m <sup>2</sup>
<b>Total</b>	<b>255 m<sup>2</sup></b>



FINESSE

### 37 Launceston Avenue, City Beach WA 6015

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