

1A HARBORD STREET, THIRROUL, NSW, 2515



# FOR LEASE

## DESIGNER BEACHSIDE LIVING | BRAND NEW 4-BEDROOM LUXURY DUPLEX

Experience the perfect fusion of luxury, space, and coastal living in this brand-new architecturally designed duplex, offering the proportions and comfort of a standalone home. Positioned just 100 metres from the beach, this exceptional residence captures cooling sea breezes, abundant natural light, and the relaxed rhythm of coastal living.

Beautifully finished with premium materials and thoughtful design, the home delivers sophisticated interiors and generous living spaces, ideal for families or those seeking an elevated lifestyle by the sea.

### Property Features

- Four generous bedrooms, including a luxurious master retreat with private balcony
- Three designer bathrooms with elegant floor-to-ceiling tiling
- Spacious open-plan living and dining filled with natural light
- Separate theatre/media room – ideal as a second living area, home office or retreat
- Designer kitchen featuring stone finishes and a large butler's pantry
- Quality appliances including dishwasher, microwave, fridge, washing machine and dryer
- Walk-in wardrobes to three bedrooms and built-in wardrobe to the fourth
- Premium timber flooring in living areas and plush carpets in bedrooms
- Ducted air conditioning throughout for year-round comfort

### Outdoor & Lifestyle

- Covered outdoor entertaining area perfect for year-round gatherings
- Low-maintenance lawns (professionally maintained)
- Secure single garage
- Only moments to the sand and surf
- Easy access to charming village shops, cafés and local amenities

Combining contemporary design, generous proportions and an enviable coastal address, this stunning residence offers a rare opportunity to enjoy premium beachside living in one of the area's most desirable locations.

4 BED | 3 BATH | 1 CAR

### PRICE:

\$1,950 per week

### OPEN FOR INSPECTION:

N/A



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Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

INTERNAL : 235.91m<sup>2</sup>  
 EXTERNAL : 51.3m<sup>2</sup>  
 GARAGE : 21.0m<sup>2</sup>

TOTAL : 308.2m<sup>2</sup>

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