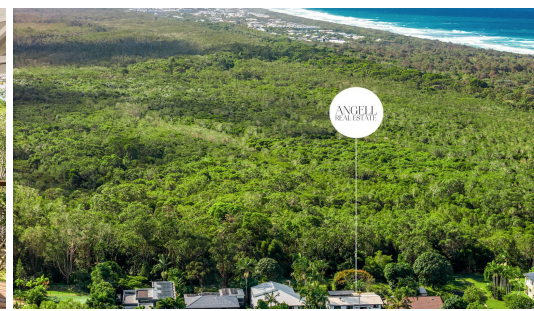




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FOR SALE

VERSATILE COASTAL OASIS WITH R3 ZONING

3 BED | 3 BATH | 4 CAR

31 Tamarind Avenue, Bogangar, NSW, 2488

Enjoy a stunning private natural outlook onto nature reserve while enjoying the sounds of the ocean.

This versatile beach house enjoys multiple entertainment and living areas with off street storage space for a trailer, caravan, boat and more.

For astute investors the block has R3 medium density zoning offering a variety of development opportunities (STCA).

Coastal living meets modern comfort on a generous 669 square metre block. This impressive three-bedroom, three-bathroom residence offers the perfect blend of space, style and sustainability, making it an ideal choice for families seeking their forever home with dual living potential, or savvy buyers looking for a premium coastal investment.

The true appeal of this property is the expansive deck and balcony offering elevated bush views and perfect spots for morning coffee or evening relaxation, while the outdoor entertainment area and courtyard create seamless indoor-outdoor living. The fully fenced property ensures privacy and security, making it ideal for families with children or pets.

Downstairs offers a teenager's retreat area complete with bathroom and separate side access.

The home welcomes you with beautiful floorboards that flow throughout the living spaces, creating warmth and elegance. The thoughtfully designed layout includes a dedicated study perfect for working from home, while the expansive rumpus room provides additional living space for family gatherings or children's play. Built-in wardrobes in the bedrooms ensure ample storage, and the practical workshop space in the secure double garage caters to hobbies or storage needs.

PRICE:

Expression of Interest

OPEN FOR INSPECTION:

May 23 at 11:00am - 12:00pm



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GROUND FLOOR & SITE PLAN



FIRST FLOOR



Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.



Internal: 192 m² | External: 116 m² | Total: 308 m²

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.