



# FOR SALE

## SPACIOUS LIFESTYLE LIVING IN VALHALLA!!!

Nestled within the sought-after Valhalla Lifestyle Resort, 276/25 Malloway Road, Chain Valley Bay offers spacious and low-maintenance living, perfect for downsizers, retirees or those seeking a relaxed coastal lifestyle.

Boasting a practical and well-designed floorplan, the home features four generously sized bedrooms, including a master suite complete with ensuite and built-in robe. The home also offers a central bathroom, spacious living and dining areas, and a large kitchen equipped with an electric stove, dishwasher and ample storage—ideal for comfortable everyday living and entertaining alike.

Enjoy year-round comfort with air conditioning, ceiling fans throughout the home, solar panels for energy efficiency, and a covered enclosed patio perfect for entertaining family and friends. Completing the package is a single carport, handy shed and low-maintenance outdoor spaces.

### Key Features:

- 4 spacious bedrooms
- 1 bathroom plus ensuite to master bedroom
- Large kitchen with dishwasher and electric stove
- Spacious living and dining areas
- Air conditioning and ceiling fans throughout
- Solar panels for added efficiency
- Covered enclosed patio/outdoor entertaining area
- Single carport plus additional shed storage
- Built-in robes

### Valhalla Lifestyle Resort Features:

- Resort-style clubhouse with regular social activities
- Swimming pool for relaxation and exercise
- Community bus for convenient group outings
- Boat and caravan storage available
- Beautifully manicured community grounds
- Men's shed, library, lawn bowls, croquet and tennis facilities
- Active and welcoming lifestyle community

4 BED | 2 BATH | 1 CAR

### PRICE:

\$550,000 - \$600,000

### OPEN FOR INSPECTION:

N/A

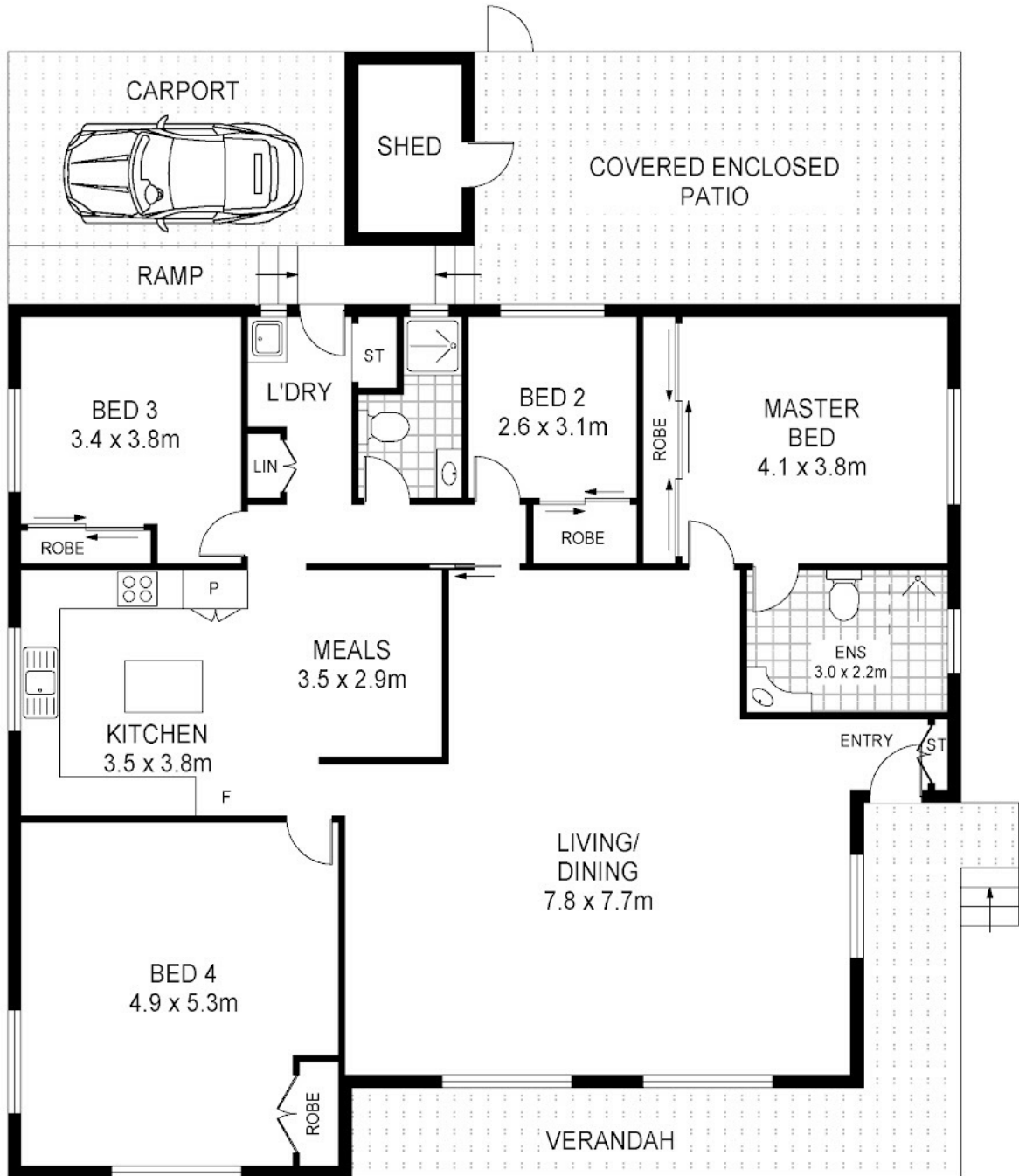


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Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

2/6/25 Mulloway Road  
Chain Valley Bay

Total Internal Floor Area: 170 sqm

Scale in metres. 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.

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