



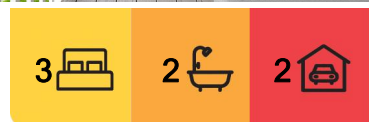
Avoca Beach, 3/314 Avoca Drive

Where Coastal Chic Meets Refined Luxury

Step inside a sanctuary of style and serenity within the exclusive 'Saltwater' Estate Avoca's most coveted coastal enclave. This exquisite three-bedroom residence, just two years young, is the embodiment of modern elegance, offering a lifestyle curated for those with a discerning eye. A rare fusion of architectural grace and coastal cool.

At its heart, a designer kitchen featuring premium Miele appliances caters to both the home chef and the entertainer, flowing seamlessly to an alfresco dining space that celebrates the art of indoor/outdoor living. Step through to a private, fully fenced and landscaped grassed area, perfect for leisurely brunches, twilight entertaining, or simply soaking in the coastal breeze with both front and rear outdoor zones, this home is designed to embrace nature from every angle in a convenient location only 1.5km from Avoca Beach and village.

- Integrated smart home technology offers effortless, voice-activated control at your



For Sale
Contact Agent

View
By Appointment

Contact
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Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

LJ Hooker Terrigal
(02) 4385 8444

command

- An oversized double lock-up garage with internal access ensures seamless convenience and refined luxury
- Bathed in natural light, the open-plan living area features stunning vaulted ceilings that elevate both space and atmosphere
- Generously sized bedrooms are appointed with built-in robes and secure intercom entry for effortless everyday living
- Master retreat boasts a private ensuite and a walk-in wardrobe
- A state-of-the-art kitchen fitted with premium Miele appliances and striking marble countertops
- Thoughtfully appointed with an internal laundry, zoned ducted air-conditioning

More About this Property

Property ID	1H24GC1
Property Type	House
Including	Ensuite Air Conditioning Intercom Dishwasher Built-in-Robes Carpeted Close to Schools Close to Shops Close to Transport Family room Garage Gas Heating

Dougal Miller-Sneddon 0423 138 180

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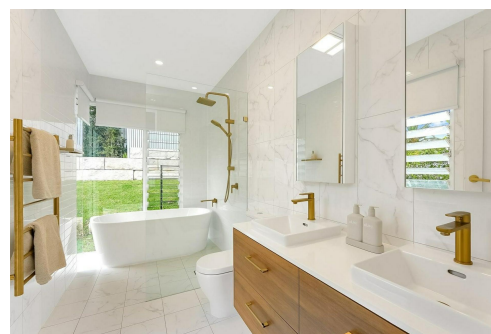
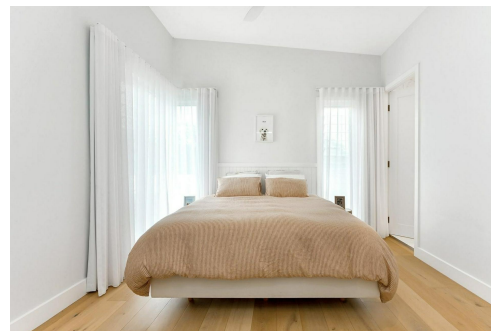
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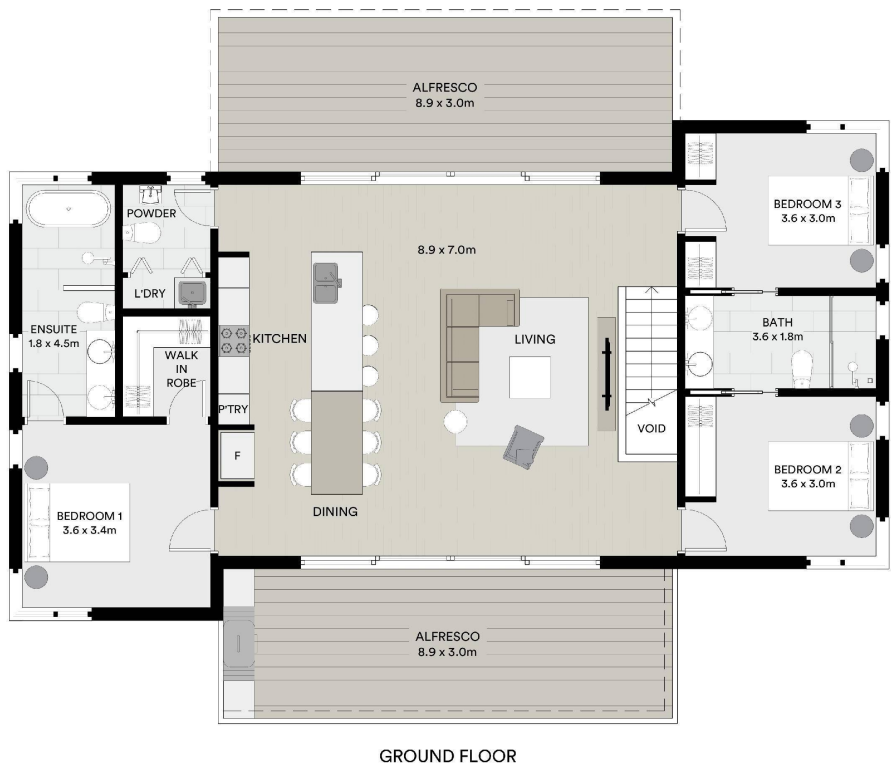
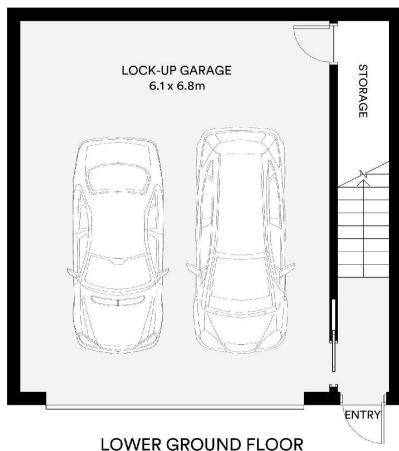
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INTERNAL AREA : 178 M²
EXTERNAL AREA : 52 M²

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