

10 Clare Crescent, Batehaven

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Looking for Somewhere to Park the Boat and Caravan? Then this one is for You !

Welcome to 10 Clare Crescent, Batehaven - a beautifully presented "neat as a pin" home that's perfect for boating enthusiasts, tradies or car lovers alike.

Set on a flat, low-maintenance and fully fenced 558sqm block, this property boasts an impressive oversized 7m x 7m powered garage - a true standout feature with generous side access and a concrete driveway. Whether you need room for the boat, caravan, extra vehicles or a serious workshop space, this is a setup that's hard to beat.

With a quality tenant in place on lease until 5 May, 2026 at \$500 per week, (rental appraisal \$600-\$620/wk) this is a ready-made investment opportunity with immediate returns - or secure now and move in later.

Property Features:

- Light-filled open plan living with reverse cycle air conditioning
- Three bedrooms (two with built-in robes)
- Centrally located main bathroom with separate toilet

FOR SALE
\$749,000

AGENTS

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AGENCY

LJ Hooker Batemans Bay
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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.

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- Modern kitchen with electric appliances, ample storage and breakfast bar
- Dedicated dining area
- Separate laundry
- Large 7m x 7m powered shed with excellent side access
- Council rates: \$2,947 per annum

Everything has been well maintained - there's truly nothing to do but enjoy.

Location ! Location ! Location!

- Approx. 515m to local shops including IGA, newsagency, post office, bakery and cafe's
- Approx. 750m to pet-friendly Corrigans Beach and parklands
- Just 6 minutes to the heart of Batemans Bay shopping precinct, marina and foreshore
- Approximately 2 hours to Canberra and 3.5 hours to Sydney

Whether you're looking to invest, downsize, or secure a future coastal base, this property ticks all the boxes.

Minimum 48 hours' notice required for all inspections due to tenancy.

MORE DETAILS

Property ID	12TKF8F
Property Type	House
Land Area	558 m2

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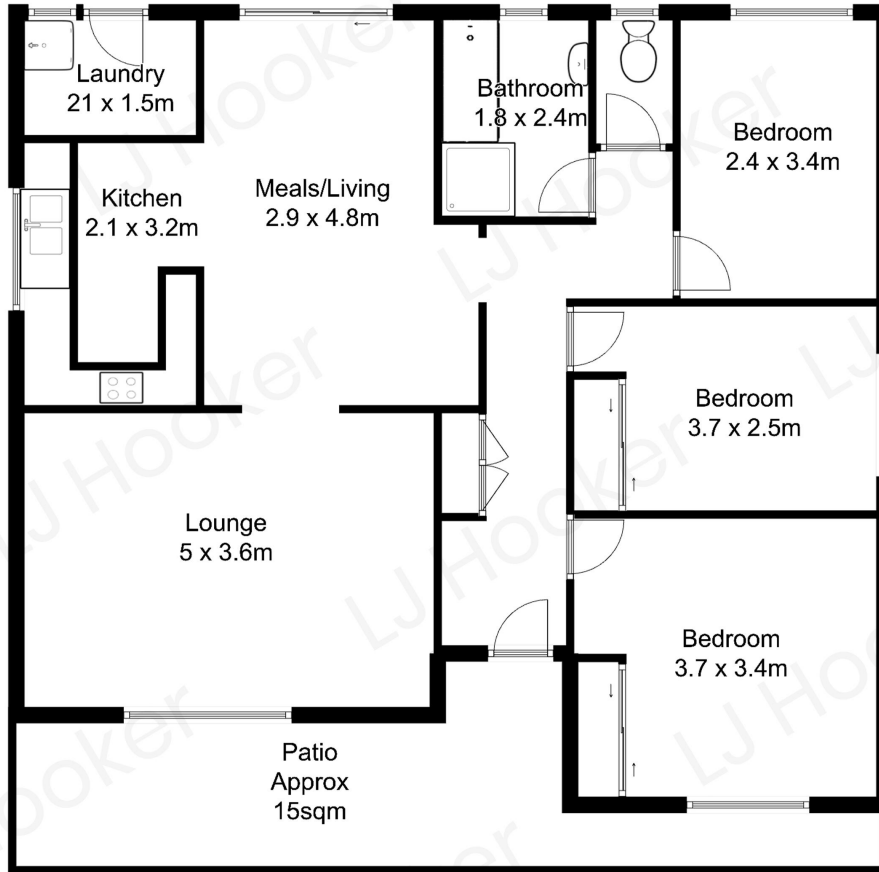
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Total Approximate Area
113 square metres
+
Garage 7 x 7m



All measurements are approximate and are intended as a guide only

