







104/202-208 Beach Road 'Corrigans Cove', Batehaven

Living the Dream... Income and a Holiday!!

This ground floor executive 1-bedroom apartment is very spacious with a bright sunny location, it has a good size undercover alfresco and views towards the resort pool and direct access across the road to Corrigans Beach and parklands. The apartment has a modern kitchen, open plan living room with reverse cycle A/C, a large master bedroom with modern bathroom, expansive built-in robe, a separate laundry and as a bonus comes fully furnished. The unit also has an allocated car space on title (all the apartments are individually owned).

Visiting Batemans Bay will be so easy, especially as you can enjoy all the benefits of this fantastic holiday resort and all it has to offer, located just 230m from Corrigans Beach, and all the facilities at Batehaven. There is also a pool, restaurant and cocktail bar. What more could you want? Why buy a regular unit when you can holiday here !

Holiday let appraisal (Currently managed by LJ Hooker Batemans Bay):
Peak Season: $1,400/wk
High Season: $1,120/wk
Mid Season: $ 945/wk

1 1 1

FOR SALE
$279,000

AGENTS
Karen Van Der Stelt
0413 221 504
kvanderstelt.batemansbay@ljhooker.com.au

AGENCY
LJ Hooker Batemans Bay
(02) 4472 6455

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

Low Season: $840/wk

Body Corp/Strata: $604/mth ($7,246/yr)
Council Rates: $2,847yr

Relax on your front patio and watch the world go by or enjoy the lovely deep blue swimming pool for a refreshing dip. The restaurant has a fabulous menu which means you don't have to go far to enjoy some lovely food, an ambient atmosphere and of course a cocktail or two. Corrigans Beach is across the road and a park with children's enclosed play area, and you are only a short 410m flat walk to Batehaven cafes and shops.

Top location for your holidays let LJ Hooker continue managing the property when you are not there and enjoy the income in brings in. Only 4mins to Batemans Bay shopping and cafe precinct, marina and foreshore, 2hrs to Canberra and around 3.5hrs to Sydney.

Call to arrange an inspection at your earliest convenience !
NB: Not under management from Corrigans Cove Resort - this property can be used for holiday letting only, cannot be lived in full-time or be a permanent rental property due to zoning and by-laws.

Disclaimer: All care has been taken in the preparation of this marketing material, and details have been obtained from sources we believe to be reliable. LJ Hooker do not however guarantee the accuracy of the information, nor accept liability for any errors. Interested persons should rely solely on their own enquiries and legal advice.

MORE DETAILS

Property ID	12V1F8F
Property Type	Unit
House Size	81 m2
Including	Air Conditioning











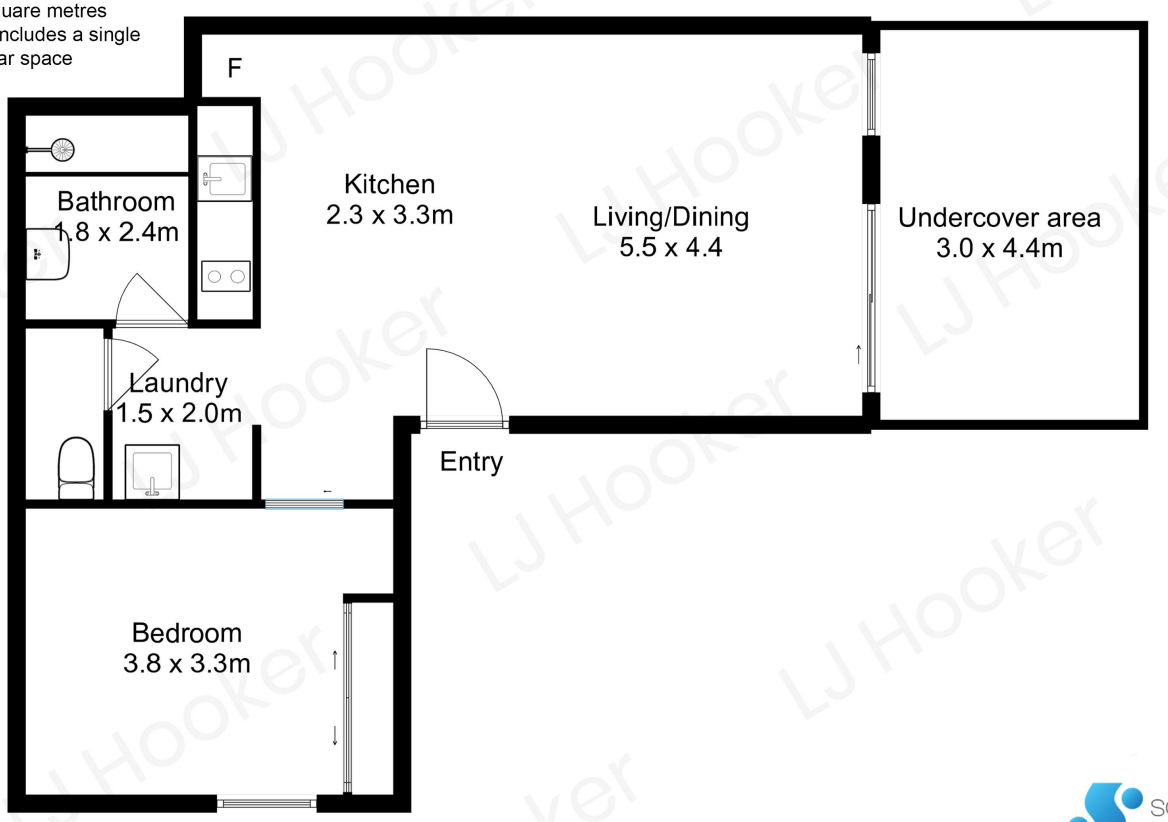
Karen Van Der Stelt 0413 221 504
Licensed Real Estate Agent / Auctioneer / Stock & Station Agent | kvanderstelt.batemansbay@ljhooker.com.au

LJ Hooker Batemans Bay (02) 4472 6455
Cnr Beach Road & Orient Street, BATEMANS BAY NSW 2536
batemansbay.ljhooker.com.au | batemansbay@ljhooker.com.au

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

Total Approximate Area
74 square metres
Property includes a single
car space



All measurements are approximate and are intended as a guide only

SOUTH coast pix

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