



33 Coffey Drive, Binalong Bay

When size and location matter

If you've been looking for a home with grand dimensions in every aspect, here is a property that will allow you to spread out and enjoy space and privacy while enjoying the wonderful Binalong Bay lifestyle. As you enter your long private driveway, the property opens up to reveal the attractive home and very adequate shed. With space for garden beds, fruit trees and backyard cricket, the whole family will be catered for in every aspect.

The four bedrooms offer generous proportions for the whole family, with the upstairs master including an ensuite and built in robes. The top floor lends itself to being an opulent suite with separate zones for potential office and lounge spaces as well as the master bedroom and beautiful views of the Bay of Fires from the large deck. Downstairs offers various living zones, allowing versatile arrangements to meet the needs of different family activities. Under-stair storage seems to go on for ever, while the country kitchen is ready for your personal touches to make it your own.

Outside you'll find the 7x12 shed with three carport bays and a workshop space. With 48,000 litres of water storage, enclosed veggie gardens, chook run, ample room for further shedding (STCA) and garden and orchard development, you'll be impressed with just how much this property has to offer.

The beach is just an 850m walk or ride away and will be a welcome relief after a day in the garden, or a daily treat to improve mind and

4 2 9

FOR SALE

Offers over \$950,000

VIEW

By Appointment

AGENTS

David Liebmman

0428 860 047

dliebmman.sthelens@ljhooker.com.au

AGENCY

LJ Hooker St Helens

(03) 6376 2300

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body wellbeing. With your favourite coffee and pizza at the end of your walk, you'll think you're on holidays every day. Binalong Bay is known for its breath-taking scenery, iconic beaches and being the gateway to the Bay of Fires. Its popularity has soared in recent years as people flock to the area to experience its natural beauty and the lifestyle it presents. With local beaches recently being voted "best in Australia", who wouldn't want to have a home there? With world class mountain biking as well as fishing, diving, surfing, bushwalking and wonderful food and wine trails, the East Coast is truly an incredible place to live.

To view this grand property, contact me today to arrange your private inspection.

Rates approx \$2300

Zoned Low Density Residential

MORE DETAILS

Property ID	Q9VFN1
Property Type	House
Land Area	3595 m2
Including	Toilets (2)
	Balcony
	Deck
	Outdoor Entertaining
	Workshop
	Fully Fenced

David Liebmann 0428 860 047

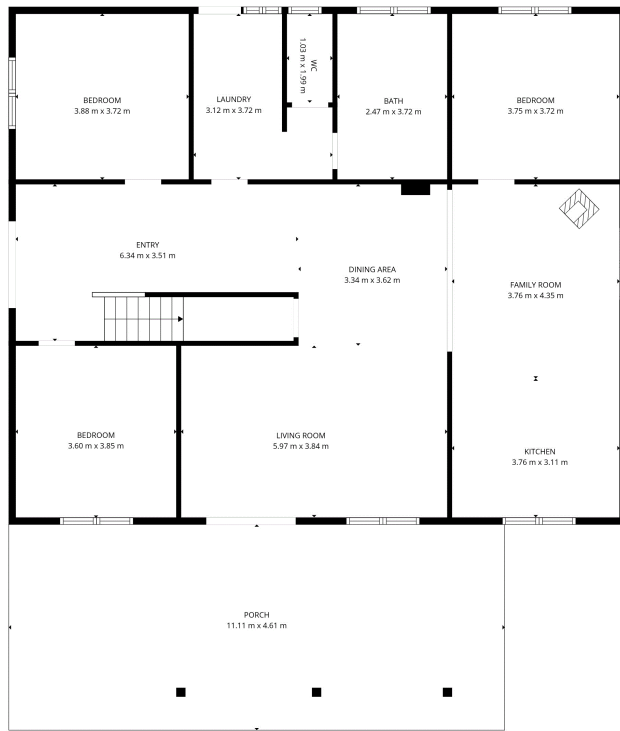
Property Consultant | dliebmann.sthelens@ljhooker.com.au

LJ Hooker St Helens (03) 6376 2300

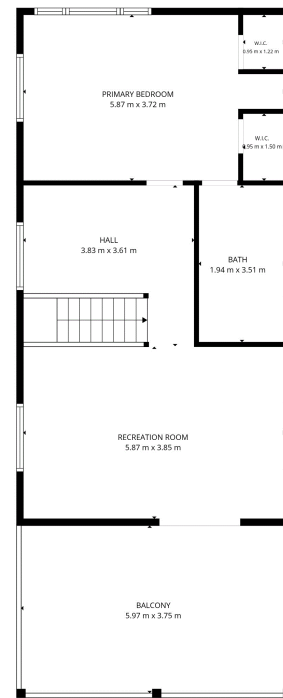
36 Cecilia Street, ST HELENS TAS 7216

sthelens.ljhooker.com.au | sthelens@ljhooker.com.au





1st floor



2nd floor

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TOTAL: 219 m2
 1st floor: 153 m2, 2nd floor: 66 m2
 EXCLUDED AREAS: PORCH: 51 m2, BALCONY: 22 m2, WALLS: 13 m2



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.