



## Kalaru, 1804 Sapphire Coast Drive

### COASTAL LIVING

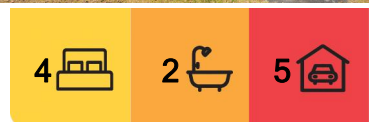
Rarely does a property of this size and charm come so close to the beautiful coastal towns of Bega, Merimbula, and Tathra. Nestled on 12.7 acres of lush, park-like grounds, this exceptional home offers a seamless blend of comfort, space, and coastal allure.

Designed for easy, single-level living, the home features a formal lounge and dining area, as well as a spacious kitchen with abundant storage, catering to the needs of today's buyers. With four generously sized bedrooms, the master suite stands out, offering a walk-in robe, ensuite, and ample storage. The remaining three bedrooms are equally spacious, each with built-in robes, providing plenty of room for family or guests. A separate study or office overlooks the serene property and its sparkling dam, creating the perfect workspace or creative retreat.

The home's wrap-around verandas invite you to soak in the tranquility of your surroundings, whether enjoying a morning coffee or entertaining friends. A combustion



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**For Sale**  
\$1,200,000

**View**  
[ljhooker.com.au/NNGFGN](http://ljhooker.com.au/NNGFGN)

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**LJ Hooker Bega**  
**(02) 6492 4300**

wood heater ensures warmth and comfort during cooler months, while solar hot water and back-to-grid solar panels provide sustainable living options.

A large three-bay shed with an additional workshop space offers ample storage and workspace, while a four-bay carport and a circular asphalt driveway provide both convenience and style. Unique walking and bike trails wind through the property, offering an active lifestyle right at your doorstep. With 125,000 litres of fresh water storage and an approximately two-megaliter dam, the property also boasts a reliable water supply for gardens and grounds.

This character-filled home is ideal for those seeking the perfect balance of indoor and outdoor living. Whether you're dreaming of a peaceful family retreat or considering the potential to run a business from home (STCA), this property offers endless possibilities.

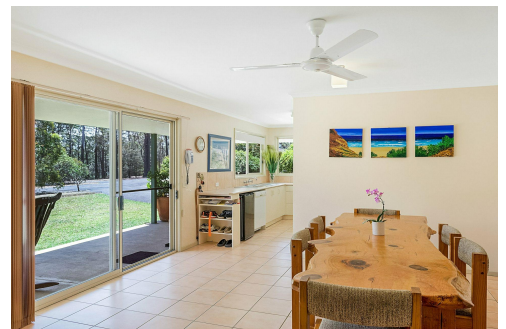
Contact us today to arrange your private inspection and discover the charm of this coastal haven.

## More About this Property

<b>Property ID</b>	NNGFGN
<b>Property Type</b>	AcreageSemi-rural
<b>Land Area</b>	12.7 acre

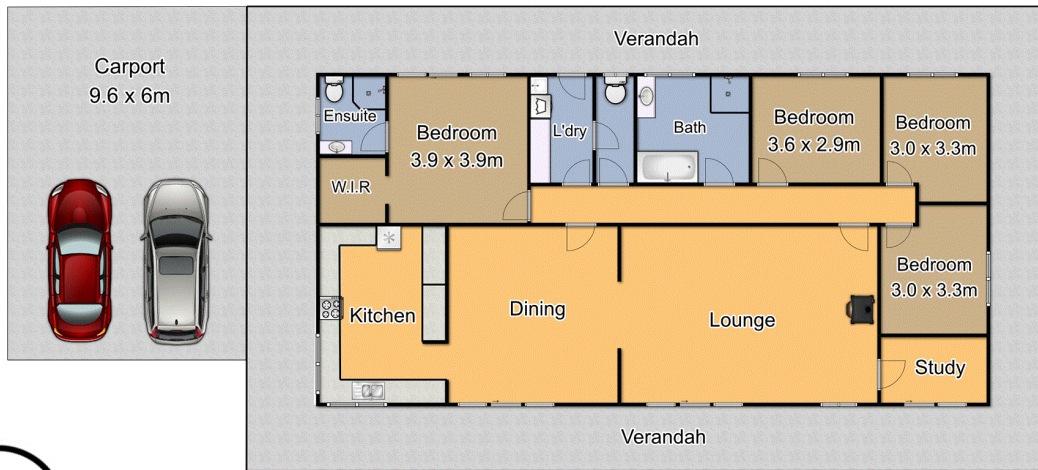
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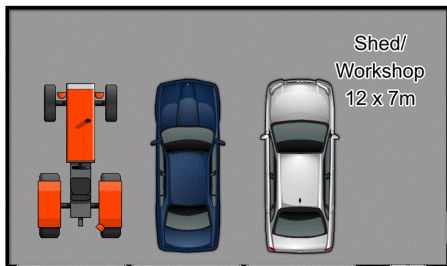


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Plan is not to scale.  
Measurements are approximate  
and should be used as a guide only.



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