

Site 129/11195 Princes Highway, North Batemans Bay

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Over 55's Permanent Living - Pet Friendly - Live Here 365 Days a Year!

FOR SALE
\$265,000

AGENTS

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

AGENCY

LJ Hooker Batemans Bay
(02) 4472 6455

Nestled in a peaceful bushland setting within North Batemans Bay Tourist Park, this charming 2-bedroom self-contained home offers the perfect sea and tree change for those seeking affordable, low-maintenance coastal living. Surrounded by nature and a welcoming community of like-minded residents, it provides a relaxed lifestyle in a quiet holiday park environment.

The true highlight is the expansive undercover deck overlooking the private lagoon-the perfect place to unwind with your morning coffee while enjoying the tranquil bushland outlook and watching the abundant native birdlife. It's easy to see why people fall in love with the serenity here … "Ah, the serenity!"

Property Features:

- Two bedrooms
- Comfortable living room with fireplace
- Functional kitchen
- Combined bathroom and laundry

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**

- Large undercover deck with peaceful lagoon outlook
- Two garden sheds for additional storage
- Carport

Additional Information:

- New site fees- \$320/wk
- Electricity and gas charged according to personal usage
- Buyers should confirm current site fees with the park manager when entering a new site agreement
- Property cannot be sublet or rented out
- No stamp duty payable
- Pensioners may be eligible for Centrelink rental assistance

Park Facilities:

- On-site management and reception with boom gate security
- Lagoon-style swimming pool
- Games room
- Amenities blocks
- Pet-friendly park
- Scenic dam with abundant native birdlife

Conveniently located approximately 5 minutes' drive to Maloneys Beach and Long Beach, and around 7 minutes to Batemans Bay's shopping, café precinct, marina and foreshore. Canberra is just 2 hours away, and Sydney approximately 3.5 hours.

If you're searching for a tranquil coastal retreat with affordable permanent living, this delightful home offers the perfect blend of comfort, community and natural beauty.

Call today to arrange your inspection.

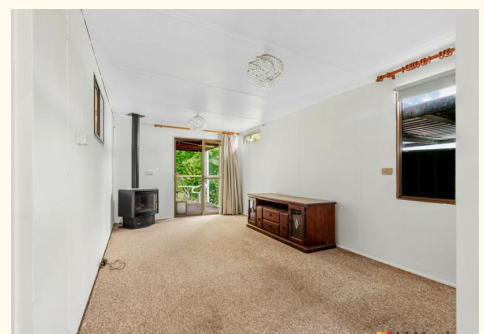
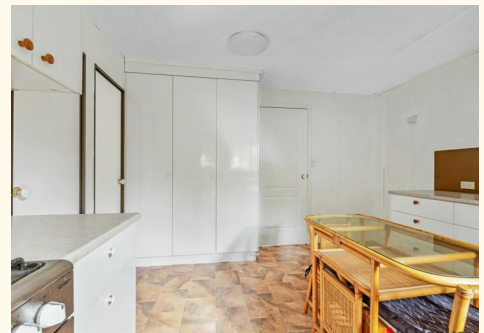
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MORE DETAILS

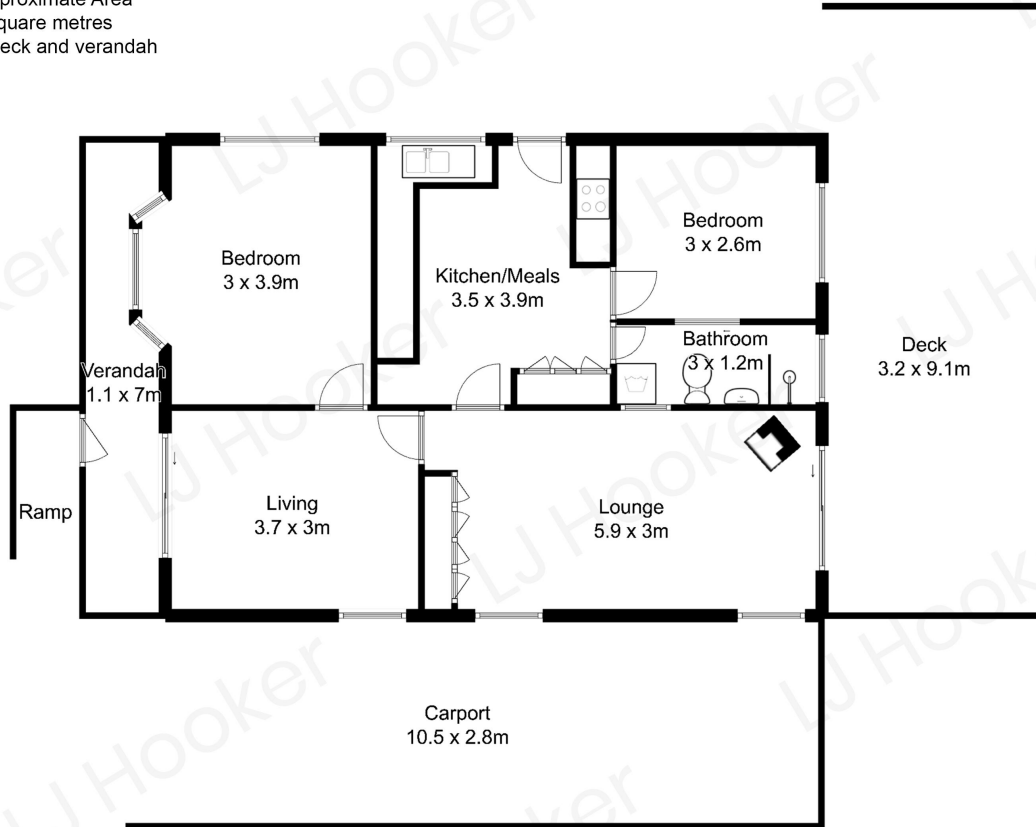
Property ID 12U4F8F
 Property Type House

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



Total Approximate Area
113 square metres
Including deck and verandah



All measurements are approximate and are intended as a guide only