



56 Shetland Heights Road, San Remo

QUALITY CUSTOM COASTAL HOME with PANORAMIC OCEAN VIEWS

Positioned in the heart of the highly sought after coastal village of San Remo, this stunning custom built home offers relaxed coastal living with panoramic ocean views across Cape Woolamai and Westernport Bay.

Only two years old and designed by a respected local designer and built by quality local builders, the home showcases a thoughtful, modern design filled with natural light and finished to the highest standards throughout. With four bedrooms, three bathrooms and multiple living zones, it is perfectly suited to families, holiday makers or investors alike.

The upper level welcomes you via an easy ground level entry, opening into a wide hallway and expansive open plan living zone. Soaring raked ceilings with custom skylights enhance the sense of space, while large stacker doors create a seamless indoor-–outdoor connection to the sun drenched timber entertaining deck — the ideal place to relax and enjoy spectacular sunsets.

4 3 2

FOR SALE

\$1,390,000 - \$1,430,000

VIEW

Sat 21st Feb @ 10:00AM - 10:30AM

AGENTS

Greg Kane
0477 020 267
gkane@ljh-grantville.com.au

Allan Mann
0409 855 753
amann@ljh-inverloch.com.au

AGENCY

LJ Hooker Grantville
(03) 5678 5988

The sleek, modern kitchen is well appointed with quality appliances, dual bowl sink, dishwasher, and a generous island bench with Caesarstone benchtops. Solid Victorian Ash hardwood flooring flows throughout the living areas, adding warmth and durability.

The spacious primary bedroom suite offers luxury carpet and blinds, a walk through robe and private ensuite. A second bedroom and bathroom complete the upper level, along with a large laundry offering excellent storage and direct internal access to the double garage.

Downstairs features two further bedrooms with built in robes and luxury carpet, a family bathroom with bathtub and stone vanity, plus a second living area with split system heating and cooling. Sliding doors open to the fully fenced backyard, making this level perfect for children and pets.

Additional Features Include:

- Remaining builder's warranty
- Double glazed windows and doors with 6 star energy rating
- Ducted and zoned reverse cycle heating and cooling
- Expansive covered entertaining deck with dual stacker doors
- Exposed aggregate concrete driveways
- Fully fenced backyard

Enjoy a true "walk to everything" lifestyle, with Fooths Beach just moments away, along with IGA, cafes, hotel, specialty shops, schools, bowls club and tennis courts - all within a five minute stroll.

Located at the gateway to world renowned Phillip Island, San Remo offers the perfect blend of relaxed coastal living and everyday convenience. Swimming, fishing, boating, coastal walks and natural attractions are all on your doorstep.

This is a rare opportunity to secure a high end, near new custom home in an area where quality builds are tightly held. An exceptional property in an exceptional location.

For your opportunity to own this stunning custom built quality home, call today to arrange a private inspection or come along to one of the advertised Open for Inspection days.

LJ HOOKER GRANTVILLE
GREG KANE – 0477 020 267
ALLAN MANN – 0409 855 753

MORE DETAILS

Property ID TJHS5
Property Type House
Land Area 622 m2
Including
Ensute
Air Conditioning
Ducted Heating
Toilets (3)
Balcony
Deck
Dishwasher
Floorboards
Workshop
Built-in-Robes
Secure Parking
Fully Fenced
Remote Garage



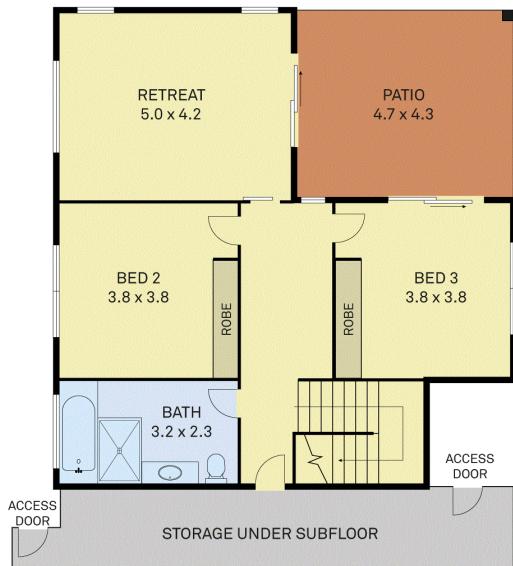


GROUND FLOOR



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

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LOWER GROUND FLOOR

Residence	-	220.1 m ²
Garage	-	38.7 m ²
Porch	-	2.3 m ²
Deck	-	20.1 m ²
Balcony	-	20.1 m ²
Total	-	301.3 m ²

