







Surf Beach, 54 Tasman Street

Coastal Abode....Only 615m flat walk to the Beach!

3 2 2

For Sale
$759,000

View
ljhooker.com.au/125EF8F

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

Welcome to 54 Tasman Street Surf Beach!
This single level home with 3 bedrooms, 2 bathrooms and a double garage is now available for sale. There is plenty of side access for the boat or caravan into the backyard and Surf Beach reserve and recreational park backs onto the rear of the property. Listen to the waves as you go to sleep with the local Surf Beach (patrolled in Summer) only a flat 615m walk!

Situated in a desirable family friendly quiet location, this property boasts a spacious 613m2 block, and a covered alfresco off the main living room, perfect for entertaining or relaxing in the sun. The modern architecture and stylish interior design make this house a true gem, with open plan modern kitchen and living room you will be pleasantly surprised by the size and feel of the home.

* 3 very generous size bedrooms all with built in robes, 2 with fans and master with private

LJ Hooker

LJ Hooker Batemans Bay
(02) 4472 6455

Disclaimer: All information contained therein is gathered from relevant third parties sources.
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ensuite.
* A/C living/dining room.
* New flooring throughout about 2yrs ago.
* New roof.
* Separate double garage.
* Only 615m walk to the beach.
* Only 655m to local shops including IGA, Bottle Shop, Chemist, Pizzeria, Chinese Takeaway, Doctor, Chemist, Hair & Beauty and local cafe.

Permanent rental appraisal: $510-$540/wk

Holiday Let Appraisal:
Peak Season - $2,765/wk
High Season - $2,240/wk
Mid Season - $1,750/wk
Low Season - $1,400/wk

Council Rates: $2,845/yr

Only 12mins to Batemans Bay shopping and cafe precinct, marina and foreshore, 2hrs to Canberra and 3.5hrs to Sydney makes this the perfect 'Sea Change' and at this price the property offers great value for those looking for a comfortable and stylish home. Don't miss out on the opportunity to own this beautiful piece of real estate in a great neighbourhood.

Call me to arrange an inspection at your earliest convenience!











More About this Property

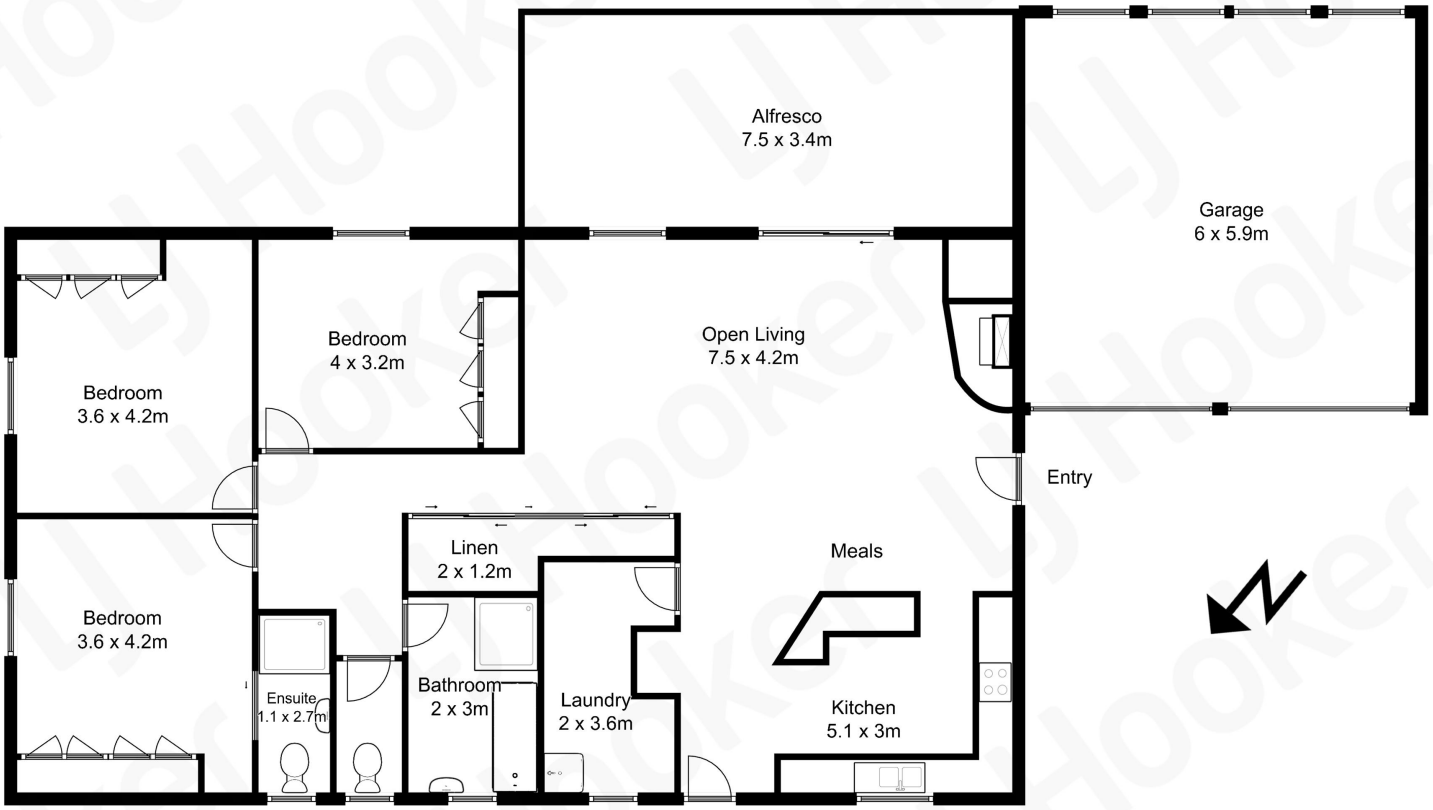
Property ID	125EF8F
Property Type	House
Land Area	613 m²

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

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Approximate floor area
205 square metres
Including alfresco and garage



All measurements are approximate and are intended as a guide only

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