



Tallwoods Village, 2 Creekline Crescent

Stunning Tiny Home with Full DA Approval for a 3 Bedroom Home with Ocean Views!

Discover the epitome of sustainable living with this newly built, architecturally designed tiny home/studio. This unique property boasts a solar passive, north-facing orientation and is constructed with rammed earth, ensuring both aesthetic appeal and environmental efficiency.

3 bedroom Home:

Work commenced with DA Approved Plans: Includes plans for a double-story, 3-bedroom, 2-bathroom home with the concrete slab and ground floor plumbing already done. The ground floor features 2 bedrooms, a bathroom, and a rumpus room with a kitchenette, perfect for a self-contained Airbnb. The top floor boasts a master bedroom, kitchen, and living area with a large deck offering stunning ocean views to Forster in the south and Blackhead Beach to the North/East.



For Sale
\$749,000-\$779,000

View
l.jhooker.com.au/1QVCF7G

Contact
Daniel Garton
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dgarton@ljhtaree.com.au



LJ Hooker Taree
(02) 6552 1133

Disclaimer: 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.

Studio:

Size: 90m²; of meticulously crafted living space

Living Area: Louvre windows throughout for optimal cross-ventilation, and a beautiful mezzanine level perfect for a sleeping area or additional storage. Enjoy the refreshing ocean breezes at approximately 300 feet above sea level. The decorative concrete floor is embedded with ocean stones and shells, adding a touch of coastal charm.

Additional Features: Gas point ready for your heater, ensuring year-round comfort.

Kitchen: Handmade blackbutt kitchen bench stainless steel benchtops with a 300mm splashback, a 95cm wide breakfast bar, and a 900mm SMEG gas oven and cooktop.

Includes a dishwasher and soft-close drawers.

Optional to run a cafe (with council approval) as stated within the zoning 10.7 certificate

Bathroom: Open-plan design with a stone basin, handmade hardwood cupboards & door and louvre windows for excellent ventilation.

Underfloor heating: This has been laid within the concrete slab and just needs connection.

Outdoor Amenities:

Patio: A serene space to relax and enjoy the surrounding nature.

Shed: Located on the lower part of the property, this area includes a shed with a toilet and two outdoor showers, ideal for setting up a caravan for guests or creating an Airbnb glamping area.

Future Potential:

Subdivision Potential: This block can be further subdivided (Subject to Council approval), offering additional investment opportunities.

Recognition:

Featured in the May 2024 edition of PIP (Permaculture magazine) and on ABC radio.

Prime Location:

Approx 7-minute drive to the picturesque Blackhead Beach Ocean Pool and local shops.

Only 1 minute from Tallwoods Country Club and Golf Course.

If you are seeking a small home with a big heart, crafted with love and attention to detail while you're building your new home, look no further. This property is a testament to sustainable living and architectural brilliance. Contact Daniel Garton today on 0428 33 7171 to arrange a viewing as tomorrow may be too late!

<https://www.instagram.com/reel/C7RG3ykx0FU/?igsh=cXZhNmZjdWdoODlw>



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More About this Property

Property ID	1QVCF7G
Property Type	House
Land Area	3006 m2
Including	Toilets (1) Dishwasher Outdoor Entertaining

Daniel Garton 0428 337 171

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