



Sold



28 Island View Road, The Gurdies

STUNNING BAY VIEWS, SUNSETS & SERENITY ALL WRAPPED IN NATURE

Welcome to 28 Island View Road, The Gurdies - Where nature meets the coast. Immerse yourself in the forever panoramic bay views stretching across Westernport Bay to French Island with this immaculately presented coastal family home. With breathtaking sunsets from your own private balcony, you will feel like you have your very own piece of nature's paradise, all sitting on a large 736 m2 allotment. The home is all about tranquility, lifestyle and only 35 minutes from the South East suburbs

Upstairs, the amazingly spacious open plan living area flows seamlessly to the view deck capturing stunning water views from every angle including the main bedroom. The kitchen is equipped with an induction cooktop, Bosch dishwasher, large bench space and a full pantry. Relax in comfort year round with a cosy Coonara woodheater and a reverse cycle split system. The adjoining dining and lounge areas open to a light filled family room, all taking in the captivating views. The large main bedroom features water views, direct deck access, a walk thru robe and a modern ensuite.

3 2 2

FOR SALE

Please Call

AGENTS

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AGENCY

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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.



Downstairs has two further bedrooms with BIR's. The front bedroom along with the separate study, both have amazing water views. The study could be made into a fourth bedroom if needed or an additional living room. A central family bathroom, a separate toilet, double linen closet, and a good size laundry with an external access to the garage complete the lower level.

Additional Property Features -

- raised rear BBQ deck surrounded by abundant native birdlife.
- Large 8m X 3.5m Garage for your vehicle and storage.
- 40,000 litre water tank and septic tank system – No rates charges.
- Solar system fitted - reducing electricity costs.
- Concrete driveway and established gardens.
- Just a 2km scenic walk to Hurdy Gurdy Winery for tastings and relaxed afternoons.
- Direct access to a nature conservation walking track.
- Easy access to the dual lane Bass Highway and amazing South Gippsland region.
- Undercover decked veranda leading to the front entrance.

With floating timber flooring throughout, woodheater, two split systems, LED downlights, ceiling fans, security doors, and an abundance of natural light, this warm and welcoming home offers the ultimate peaceful coastal lifestyle - where the bush meets the bay.

Call Today for your opportunity to own this amazing property and views –
 GREG KANE – 0477 020 267
 ALLAN MANN – 0409 855 753
 LJ HOOKER GRANTVILLE

MORE DETAILS

Property ID	T8HS5
Property Type	House
Land Area	736 m2
Including	Ensuite Study Air Conditioning Toilets (2) Balcony Deck Dishwasher Built-in-Robes Secure Parking Solar Panels Water Tank

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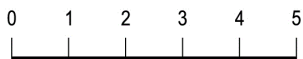
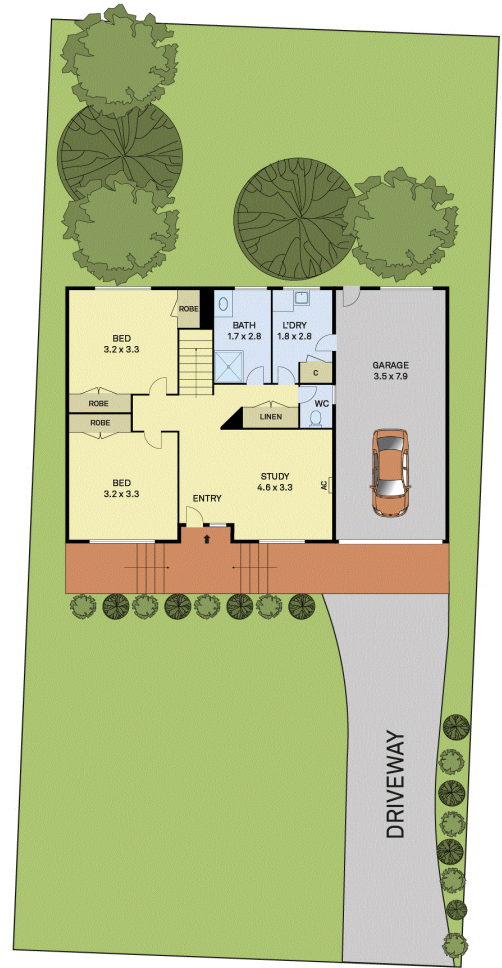




GROUND FLOOR



FIRST 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.

Residence	-	172 m ²
Deck	-	20.24 m ²
Balcony	-	18.1 m ²
Garage	-	27.65 m ²
Total	-	237.99 m²



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