



## Outstanding Beachside Opportunity!

\$1,200,000 to \$1,300,000

Looking for a fantastic home or investment only a stone's throw from Byron's amazing beaches, cafes and retail hub? You've found your match with this immaculately presented two storey townhouse.

Set in a quiet complex in a friendly neighbourhood, a short wander across the road will have you on the golden sands of Clarkes Beach or enjoying some fine dining at the popular Beach Cafe. A little further east is the iconic surf spot 'The Pass' and a short stroll to the west takes you into the town centre.

The home is light and bright with a great flow. Downstairs features an open plan living, dining and kitchen which connects through to a lovely north facing courtyard garden – a perfect spot for barbequing with family and friends. There is also a full bathroom on the ground floor.

Upstairs hosts 3 bedrooms and a second bathroom. 2 of the bedrooms open via glass sliding doors onto the north facing balcony with leafy views.

A single garage completes the package.

This is a premium beachside position and a property that will sell fast.

Call or email today for further information.

Council Rates: \$2136 per year

Strata: \$4500 per year



**Paul Prior**

Sales

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