



12/3-5 Coast Avenue, CRONULLA

Ocean views in tranquil enclave

A spectacular beachside and oversized apartment positioned on the top floor in this sought after & tightly held boutique block. With mesmerizing ocean & blue water views, combined with its desirable aspect, huge proportions and open-plan living, gives this light filled sanctuary a gorgeous and practical feel.

Currently in its original state and yearning for a vogue update with the following:

- Undercover balcony overlooking Bundeena Coastline & Boat Harbour Point, ideal for entertaining or enjoying the views
- Massive timber kitchen with servery and generous bench & storage areas
- Extremely large sitting & dining areas
- Bright master bedroom with walk-in robe & ensuite
- 2nd & 3rd bedrooms bathed in natural light with built-ins
- Generously sized main bathroom with separate shower & bathtub
- Inclinor access for those less mobile
- Oversize side by side, remote control double lock up garage
- Peaceful & quiet street, positioned between Shelly Beach, The Esplanade and Gunnamatta Park.

An immaculately maintained, quality double brick complex within walking distance to schools, station, bus stop,

PRICE GUIDE: \$1,350,000.00

Area: 167 m2
 Council Rates: \$885.00 p.q.
 Water Rates: \$583.00 p.q.
 Strata Levy: \$4,180.00 p.q.

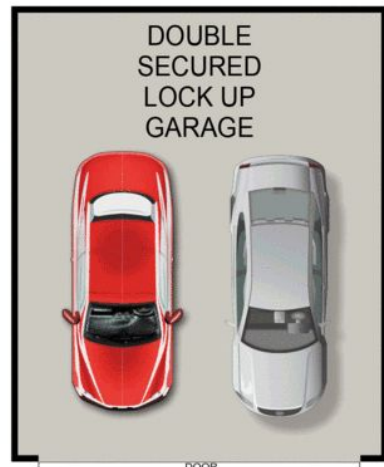
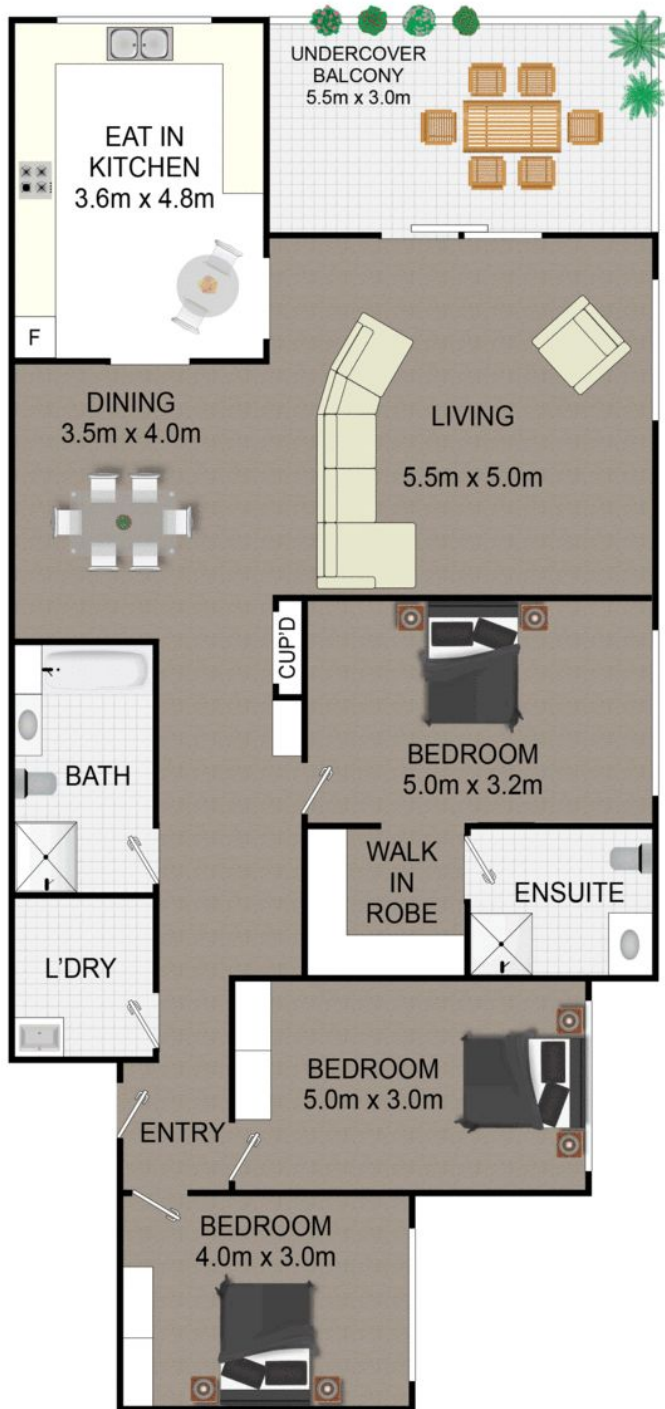


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All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.

12/3-5 COAST AVENUE

CRONULLA